

**Prepared By and Return To:**

Lisa Sawyer  
Landmark Title  
4540 Southside Boulevard, Suite 702  
Jacksonville, Florida 32216

File No.: LMT 12-004

Grantee's TIN: \_\_\_\_\_

12 01 0752

**General Warranty Deed**

Made this February 27, 2012, By **Paul E. White, a single man**, whose address is: 7218 Zapata Drive, Jacksonville, FL 32210, hereinafter called the Grantor, to **Nav Kouch**, whose post office address is: 7621 Chelmsford Dr., Jacksonville, FL 32244, hereinafter called the Grantee:

(Whenever used herein the term "Grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

**Witnesseth**, that the Grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in Clay County, Florida, more particularly described as follows:

Lot 14, Block 2, TANGLEWOOD VILLAGE UNIT THREE, a subdivision according to the plat thereof recorded at Plat Book 15, Pages 72, 73 and 74, in the Public Records of Clay County, Florida.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.

Parcel ID Number: **270425-020963-334-00**

**Subject to** taxes accruing subsequent to December 31, 2011.

**Subject to** covenants, restrictions and easements of record, if any; however, this reference thereto shall not operate to reimpose same.

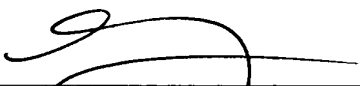
**Together** with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**To Have and to Hold**, the same in fee simple forever.

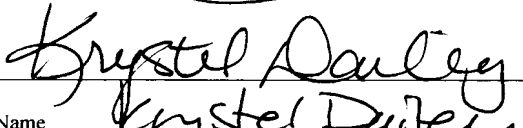
**And** the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances.

In Witness Whereof, the Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

  
\_\_\_\_\_  
Witness Printed Name **LISEELLEN C. SAWYER**

  
\_\_\_\_\_  
Paul E. White (Seal)

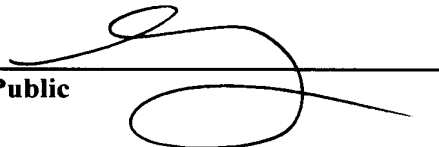
  
\_\_\_\_\_  
Witness Printed Name **Krystal Dauter**

\_\_\_\_\_  
(Seal)

State of Florida  
County of Duval

The foregoing instrument was acknowledged before me this 27th day of February, 2012, by Paul E. White, a single man, who is/are personally known to me or who has produced \_\_\_\_\_ as identification.

**DRIVER LICENSE(S)**

  
\_\_\_\_\_  
Notary Public

**LISEELLEN C. SAWYER**

