

\$255,100.<sup>00</sup>

Return to: (enclose self-addressed stamped envelope)

Name:

Florida Executive Title Partners

Address:

8461 Lake Worth Rd., Ste. 127  
Lake Worth, FL 33467

This Instrument Prepared by: **Richelle Miller**

455 Taft Ave

Address:

Glen Ellyn, IL 60137

Property Appraisers Parcel Identification (Folio) Number(s):

420425-008814-242-41

WARRANTY DEED  
INDIVID. TO INDIVID.

\_\_\_\_ SPACE ABOVE THIS LINE FOR PROCESSING DATA \_\_\_\_\_ SPACE ABOVE THIS LINE FOR RECORDING DATA \_\_\_\_\_

This Warranty Deed Made the 15 day of June A.D. 2012, by James R. Beck and Sheryl L. Beck  
Husband and wife c/o 455 Taft Ave, Glen Ellyn, IL 60137

to Bruce M Scott and Michelle M Scott, Husband and Wife whose post office address is  
hereinafter called the grantee: 595 Glasgow Ct, Orange Park, FL  
32073

(Wherever used herein the terms "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 corporation)

**Witnesseth:** That the grantor, for and in consideration of the sum of \$10.00 and other  
valuable considerations, 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, State of Florida, viz:

Legal description attached and made a part hereof

**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, and hereby 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, except taxes accruing  
subsequent to  
December 31, 2011.

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

Signed, sealed and delivered in the presence of:

[Signature]  
Witness Signature

[Signature]  
Printed Signature

Carter mudlin  
Witness Signature

[Signature]  
Printed Signature

[Signature]  
Witness Signature

Carter mudlin  
Printed Signature

[Signature]  
Witness Signature

[Signature]  
Printed Signature

x [Signature] [L.S.]  
Signature

James R. Beck

Printed Signature

Post Office Address

x [Signature] [L.S.]  
Signature

Sheryl L. Beck

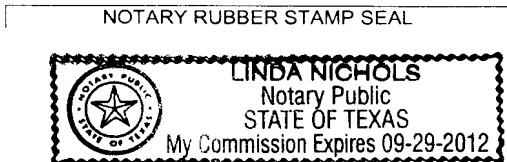
Printed Signature

Post Office Address

✓ STATE OF TEXAS  
 COUNTY OF HARRIS

I hereby Certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgements personally appeared

James R. Beck and Sheryl L. Beck Husband and wife known to me to be the person(s) described in and who executed the foregoing instrument, who acknowledged before me that he/she/they executed the same, that I relied upon the following form DL of identification of the above-named person(s): James R. Beck + Sheryl L. Beck and that an oath (was)(was not) taken.



Witness my hand and official seal in the County and State last aforesaid this 13<sup>th</sup> day of February, A.D. 2012.

Linda Nichols  
 Notary Signature

✓ Linda Nichols  
 Printed Notary Signature

MR-CRI-8391

To

WARRANTY DEED

A parcel of land situated in Section 42, Township 4 South, Range 25 East, Clay County, Florida, said parcel being more particularly described as follows:

Commence at the most Westerly corner of Lot 8, Loch Rane, Unit 4, according to the plat thereof as recorded in Plat Book 17, pages 24, 25 and 26, of the public records of said county; thence run North 77 degrees 02 minutes 53 seconds West, 107.35 feet; thence North 67 degrees 55 minutes 50 seconds West, 230.00 feet; thence South 22 degrees 04 minutes 10 seconds West, 204.65 feet; thence North 67 degrees 55 minutes 50 seconds West, 365.13 feet; thence North 41 degrees 50 minutes 48 seconds West, 355.08 feet; thence North 34 degrees 54 minutes 12 seconds East, 261.72 feet to the point of beginning; thence continue North 34 degrees 54 minutes 12 seconds East, 235.00 feet; thence North 55 degrees 05 minutes 48 seconds West, 220.00 feet; thence on the arc of a curve concave to the Southeasterly and having a radius of 30.0 feet, run a chord distance of 42.43 feet, the bearing of said chord being South 79 degrees 54 minutes 12 seconds West; thence South 34 degrees 54 minutes 12 seconds West, 27.09 feet; thence on the arc of a curve concave to the Southeasterly and having a radius of 30.0 feet, run a chord distance of 21.21 feet, the bearing of said chord being South 14 degrees 11 minutes 55 seconds West; thence on the arc of a curve concave to the Northwesterly and having a radius of 50.0 feet, run a chord distance of 54.07 feet, the bearing of said chord being South 26 degrees 13 minutes 38 seconds West; thence South 31 degrees 02 minutes 22 seconds East, 256.64 feet to the point of beginning.