

Return To & Prepared By
City of Keystone Heights
P.O. Box 420
Keystone Heights, Fl 32656

Parcel No. 05654-0-00000

Inst: 201804004139 Date: 05/15/2018 Time: 3:39PM
Page 1 of 1 B: 1734 P: 541, Ray Norman, Clerk of Court Bradford
County, By: RJ
Deputy ClerkDoc Stamp-Deed: 10.50

THIS WARRANTY DEED Made and executed the 7th day of May, 2018 by the City of Keystone Heights, a municipal corporation, existing under the laws of Florida, and having its principal place of business at, Keystone Heights, Florida, hereinafter called the grantor, to **Joseph F Califano, Jr and Constance L Califano** whose address is **6120 Twin Lakes Road, S, Keystone Heights, FL 32656** hereinafter called the grantee:

WITNESSETH: That the grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the grantee, all that certain land situate in BRADFORD County, Florida, viz:

LOT # 3 & 4; Block 124; (5'x 10'= 1 grave plot) KEYSTONE HEIGHTS CEMETERY - FIRST ADDITION, PLAT BOOK 3 PAGE 23, PUBLIC RECORDS OF BRADFORD COUNTY, FLORIDA

SUBJECT TO Covenants and Restrictions imposed on neighboring lots by deeds of record, and **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 it is lawfully seized of said land in fee simple; that it has good right and lawful authority to sell and convey said land; that it 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 except taxes for the year 2017 and all subsequent years.

IN WITNESS WHEREOF the grantor has caused this document to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

Signed sealed and delivered in the presence of:

City of Keystone Heights, Florida

1 *Lynn Hutchins*
Lynn Hutchins
2 *Brenda L. Pickett*
Brenda L. Pickett

By: *Stanley S. Kornegay*
Stanley S. Kornegay, City Manager

CATHERINE C SPEAKMAN
MY COMMISSION # GG001386
EXPIRES 6/13/2020
Notary Public, State of Florida

STATE OF FLORIDA
COUNTY OF CLAY

The foregoing instrument was acknowledged before me this 7th day of May, 2018 by Benton Futch, who is personally known to me or who has produced _____ as identification.

Notary Public, State of Florida
Commission No GG001386
My Comm. exp. 6/13/2020

Catherine C. Speakman
Print - Notary Public
Catherine C. Speakman

2050

KEYSTONE HEIGHTS CEMETERY
CITY OF KEYSTONE HEIGHTS
P.O. BOX 420
KEYSTONE HEIGHTS, FL 32656

Please furnish the following information when selling cemetery lots:

Name: Joseph F. & Constance L. Califano, Jr.

Address: 6120 TWIN LAKES RD. S. — KEY-HGTS, FL.

Telephone Number: (352) 473-9726

Burial Name: Joseph F. Califano, Jr. Date of Birth: 9-29-44

Date of Death: 5-3-18 Date Interred: _____

Block Number: _____

Lot Number 124

Space 3-4

Amount Owed: \$1600.00

Amount Paid: \$1600.00 Check # 3617

Please check one of the following Sections:

Keystone Memorial _____
1st Addition ✓ _____
2nd Addition _____
Old Cemetery _____

Reverter Clause: All future cemetery lot sales shall be conditioned upon the buyer agreeing to a reverter of interest to the city upon abandonment of the buyer's interest. No conveyance of these lots to third parties is allowed without City approval which shall be refused without good cause. All documents of conveyance shall include such reverter clause. Any purchase shall be at fair market value. (City Ordinance 96-261)

- Planting of flowers is restricted in all sections of Cemetery
- Head Stones must be installed within six (6) months after interment
- All Head Stones must be ground level in the Keystone Memorial

I have received a copy of the Cemetery Rules and Regulations and agree to abide by them.

Signature of Buyer: Constance L. Califano Date: 5-3-18

This form completed by: Buster Dutch Date: 5-3-18