

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

CFN # 2017065980
OR BK: 4043 PG: 48 Pages 1 of 1
Recorded: 12/28/2017 2:39 PM Doc: D
Tara S. Green, CLAY County Clerk, FL
Rec: \$10.00
Doc D: \$5.60 Deputy Clerk THACKERD

Parcel No. 18-08-23-022586-000-00

THIS WARRANTY DEED Made and executed the 20th day of December, 2017 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 **Dawn R Cooper** whose address is **6259 Payne Road, 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 CLAY County, Florida, viz:

LOT # 1; Block 9; (5'x 10'= 1 grave plot) KEYSTONE MEMORIAL GARDENS, PLAT BOOK 14 PAGE 34, PUBLIC RECORDS OF CLAY 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 Brenda L. Pickett
Brenda L. Pickett
2 Christina E. Barber
CHRISTINA E. BARBER

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

CATHERINE C SPEAKMAN
MY COMMISSION # GG001386
EXPIRES June 13, 2020
Florida Notary Public
(407) 398-0134

STATE OF FLORIDA
COUNTY OF CLAY

The foregoing instrument was acknowledged before me this 20th day of December, 2017 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
Signature - Notary Public