

.WDI2-Indv - 11-110302

Sales Price: \$89,900.00

Rec

Doc 629.30

Prepared by:

Lara Shields, an employee of Citizens Title Group, Inc., 7139 - B North 9th Avenue Pensacola Florida 32504

Incident to the issuance of a title insurance policy.

Parcel ID #: 17-2N-28-4980-00000-0062

WARRANTY DEED (INDIVIDUAL)

This WARRANTY DEED, dated 11/7/11 by Terry C Crow and Dale P Crow, husband and wife, whose post office address is P.O. BOX 961 JAY, FLORIDA 32565 hereinafter called the GRANTOR, to RALPH B NESMITH AND MONIKA L NESMITH, HUSBAND AND WIFE whose post office address is 6728 TYLER DRIVE, MILTON, FL 32570 hereinafter called the GRANTEE;

(Wherever used herein the terms "Grantor" and "Grantee" include all 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 \$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 Santa Rosa County, Florida, viz:

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the current year and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any.

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 except as above noted, 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.

IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES:

LARA SHIELDS
Witness Print Name:

Karen Melomy
Witness Print Name:

Terry C Crow
Terry C Crow

Dale P Crow
Dale P Crow

STATE OF FLORIDA
COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT was acknowledged before me this 11/7/11 by Terry C Crow and Dale P Crow, husband and wife who is either personally known to me or who produced a driver's license as identification.

(SEAL)



[Signature]
Notary Public
Print Name:
My Commission Expires:

COPY

File Number: 11-110302

EXHIBIT "A"

A portion of Section 17, Township 2 North, Range 28 West, Santa Rosa County, Florida being more particularly described as follows:

Commence at the Northeast corner of the Northwest quarter of the Southwest quarter of Section 17, Township 2 North, Range 28 West, Santa Rosa County, Florida; thence South 01 degrees, 07 minutes, West along the East line thereof 607.2 feet to the Southeast corner of Lot 9 of an unrecorded subdivision known as Silverhill Estates; thence North 89 degrees, 21 minutes, West along the South line of Lot 9, 150.00 feet to the Southeast corner of Lot 10 of said unrecorded subdivision, being also the Point of Beginning; thence continue North 89 degrees, 21 minutes, West along the South line of said Lot 10, 150.00 feet to the Easterly right-of-way line of Saratoga Drive (50' R/W); thence North 01 degrees, 07 minutes, East along said Easterly right-of-way line 120.00 feet to the Southerly right-of-way line of Saratoga Circle (50' R/W); thence South 89 degrees, 21 minutes, East along said Southerly right-of-way line 106.9 feet to a point on the arc of a cul de sac; thence Southeasterly along the arc of said cul de sac 51.95 feet; said curve having a radius of 50.00 feet, a central angle of 59 degrees, 32 minutes, 00 seconds, and being concave Northeasterly; thence South 01 degrees, 07 minutes, West along the East line of said Lot 10, 95.0 feet to the Point of Beginning, being Lot 10 of an unrecorded subdivision known as Silverhill Estates.

ORIGINAL

COPY

Rick Scott
Governor

H. Frank Farmer, Jr., MD, PhD, FACP
State Surgeon General

12-02-2011

Property ID: 17-2N-28-4980-00000-0062

Terry Crow
4382 Highway 90
Pace, FL 32571

Re: 6728 Tyler Road
Milton, FL 32570

Dear Mr. Crow:

Homeowners' Assurance, Inc performed an inspection on the OSTDS at the above referenced property on 12-01-2011.

Based on the information provided to the Santa Rosa County Health Department the system is currently operating properly and no sanitary nuisance or safety hazard exists. However, since the current system was installed and approved after 1984 the septic tank was not required to be pumped and we cannot comment on the size and condition of the tank.

Connection to sanitary sewer must occur within 365 days of becoming notified by the utility that it is available.

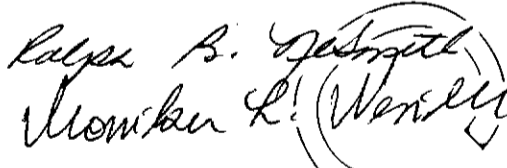
This letter does not imply that the OSTDS system will perform satisfactorily for a specific period of time, and is for informational purposes only.

If you have any questions, or if we can be of further assistance, please do not hesitate to call us at (850) 983-5275.

Sincerely,



William H. Sirmans
Environmental Manager
Santa Rosa County Health Department



Santa Rosa County Health Department
P. O. Box 929 - 5527 Stewart Street - Milton, Florida 32572-0929
Phone: (850) 983-5275 - Fax: (850) 983-5278 - <http://www.healthysantarosa.com>

