

This Quitclaim Deed Made this 27 day of January, 2023, by Family Lawn Care LLC hereinafter called the Grantor, to Steven R Sharpton whose post office address is 5515 BUCKS Way Milton FL 32570 hereinafter called the Grantee.

This document was prepared by: Jessica Duncan Sharpton
5515 BUCKS way Milton FL
32570

Witnesseth, That the Grantor, for and in consideration of the sum of \$ 10.00 Dollars (\$ 10.00) paid by the said Grantee the receipt whereof is hereby acknowledge, does hereby remise, release and quitclaim unto the said Grantee forever, all the right, title, interest and claim which said Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Santa Rosa, State of Florida, to wit:

Family Lawn Care LLC is transferring parcel 28-5N-29-0000-00403-0000 to Steven R Sharpton (Business Owner) in the amount of \$10.00
See exhibit A

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:

Dora Elizabeth Sharpton
Signature of Witness

Dora Elizabeth Sharpton
Print name of Witness

Willie Fred Sharpton
Signature of Witness

Willie Fred Sharpton
Print name of Witness

[Signature]
Signature of Grantor

Steven R Sharpton
Print Name of Grantor

[Signature]
Signature of Co-Grantor

[Signature]
Print name of Co-Grantor

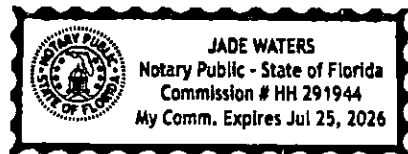
State of Florida
County of Santa Rosa

The foregoing instrument was acknowledged before me on this 27 day of January, 2023 by Steven R Sharpton who is personally known to me or who produced photo identification as identification.

Jade Waters
Signature of Notary

Jade Waters
Print Name

July 25, 2026
My Commission Expires



File # 202022191 OR BK 3949 Pages 945 RECORDED 05/11/20 at 02:55 PM Donald C. Spencer, Clerk Santa Rosa County, Florida DEPUTY CLERK GP Trans #972039 Doc D \$336.00

Prepared by
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File No.: 20-166

TRUSTEE'S DEED

THIS INDENTURE, executed on ~~May 7 2020~~ between
Edith E. Osburn, individually and as Sole Trustee of the Osburn Living Trust dated October 6,
2010
whose mailing address is: 1085 Hartsville Pike, Gallatin, TN 37066 party of the first part, and
Family Lawn Care LLC, a Florida Limited Liability Company
whose mailing address is: 5515 Bucks Way, Milton, FL 32570
party of the second part,

WITNESSETH: The party of the first part, for and in consideration of the sum of \$10.00 and other good
and valuable consideration, receipt whereof is hereby acknowledged, by these presents does grant,
bargain, release, convey and confirm to the party of the second part, their heirs and assigns, all that certain
land situate in Santa Rosa County, Florida, to-wit:

Begin at the Southeast corner of the Southeast Quarter of the Northeast Quarter of Section 28, Township 5
North, Range 29 West, Santa Rosa County, Florida, as the point of beginning, thence run West 586 feet,
thence North 16 degrees West a distance of 288.25 feet, thence East 620 feet, thence South 277.35 feet to the
point of beginning.

Parcel Identification Number: 28-5N-29-0000-00403-0000

THE PROPERTY SET FORTH ABOVE IS NOT THE CONSTITUTIONAL HOMESTEAD OF THE GRANTOR
HERBIN, NOR IS IT CONTIGUOUS THERETO.

SUBJECT to covenants, restrictions, easements of record and taxes for the current year.

TRUSTEE(S), Edith E. Osburn, has full power to sell, transfer, mortgage said real estate.

TOGETHER WITH all singular the tenements, hereditaments and appurtenances belonging to or in
anywise appertaining to that real property.

AND the party of the first part does covenant to and with the party of the second part, their heirs and
assigns, that in all things preliminary to and in and about the sale and this conveyance the Laws of Florida
have been followed and complied with in all respects.