

UNOFFICIAL

-----Recording information

WARRANTY DEED

STATE OF FLORIDA  
COUNTY OF SANTA ROSA

KNOW ALL MEN BY THESE PRESENTS: Kathy Perry Nettles, as to her non-homestead property, whose address is 7336 Petersen Point Road, Milton, Florida 32583, **Grantor**, for and in consideration of Ten Dollars and other good and valuable consideration the receipt whereof is hereby acknowledged, does bargain, sell, convey and grant unto Melba M. Lee, whose address is 6444 Cypress Street, Milton, FL 32570, **Grantee**, her successors and assigns, forever, the following described real property, situate, lying and being in the County of Santa Rosa State of Florida, to-wit:

**Lot 80, Sherwood Park, a subdivision according to Plat Book "B", Page 11 of the Public Records of Santa Rosa County, Florida.**

*Documentary Stamps were paid on this transaction upon recording of the Contract for Deed at Official Record Book 3322, Page 1647 of the Public Records of Santa Rosa County, Fla.*

**The above-described real property is not the homestead of the Grantor.**

Together, with all and singular the tenements, hereditaments and appurtenances hereto belonging or in any wise appertaining, free from all exemptions and right of homestead.

And I covenant that I am well seized of an indefeasible estate in fee simple in the said property, and have a good right to convey the same; that it is free of liens or encumbrances, and that my heirs, executors and administrators, the said Grantee, her heirs, executors, administrators and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same, shall and will forever **warrant** and **defend**.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this the 10<sup>th</sup> day of January, 2024.

Official Seal

COPY

Signed, sealed and delivered  
in the presence of:

GRANTOR

*Kathy Perry Nettles*  
Kathy Perry Nettles

Witness: Talitha DiVone  
Address: 4557 Chumuckla Hwy.  
Pace, FL 32571

Witness: JACK LOCKLIN JR  
Address: 4557 Chumuckla Hwy  
Pace, FL 32571

STATE OF FLORIDA  
COUNTY OF SANTA ROSA

The foregoing instrument was acknowledged before me by means of physical presence  
this the 10<sup>th</sup> day of January, 2024, by Kathy Perry Nettles, who is personally known to me.



JACK LOCKLIN, JR.  
Commission # HH 203332  
Expires December 28, 2025

*JL Locklin*  
Notary Public

This instrument prepared by:  
Jack Locklin, Jr.  
Locklin, Saba, Locklin, Jones, PA  
4557 Chumuckla Highway  
Milton, Florida 32570  
(850) 995-1102