

CITY v. SINGLETON, MARY
CEB 2009-019 / CE-08-08473
Unknown / Tax Parcel No. 11019-000-000
Request Reduction/Rescission of Fine
November 14, 2019

CHRONOLOGY

Notice of Violation:	<u>September 17, 2008</u>
Description of Violation:	30-57(A)3 No Landlord Permit
CEB Order (signed):	<u>November 19, 2008</u>
CEB Date Given to Comply:	<u>November 29, 2008</u>
Affidavit of Non-Compliance inspection date:	<u>December 1, 2008</u>
Lien Recorded on:	<u>December 17, 2008</u> in Book <u>3846</u> , Page <u>880</u>
Affidavit of Compliance inspection date:	<u>June 13, 2011</u>
Accumulated Fine	<u>\$6,100</u> (244 days @ \$25.00) as of <u>June 13, 2011</u>
Assessed Costs	\$125.26 (Paid)

Alachua County Tax Collector Information:

- Assessed Value:	\$5,100.00
- Taxes Due and Owing:	\$ 188.41
- Homestead:	None

.....

Note: SM 2015-069/CE-15-01019 for same parcel was paid in full on November 4, 2019. Release of Lien was sent to Mayor for his signature on November 6, 2019.

REQUEST FOR REDUCTION/RESCISSION OF FINE & COSTS

Date: 11/4/19

Case Number: 2009-019/CE-08-08473

Property Address: Unknown, Gainesville, Florida; Tax Parcel 11019-000-000

1. I, Catrina Gainer of Gainer Builders LLC (property owner/interested party) hereby request to be placed on the 11/14/19 Agenda for a request for reduction or rescission of the fine and costs against property that I own or have interest in.
2. I hereby release the City of Gainesville and the Municipal Code Enforcement Special Magistrate from any liability regarding this matter.
3. I understand that the property is in compliance as of June 13, 2011.
4. The reason that the property was not in compliance was the previous owner did not maintain the property. I purchased the property last month through a tax deed and I will be maintaining the property. I'm planning to build an affordable home on the property. I own other properties in this area, that I have maintained. I'm working on the preservation and beautification of the area. I do this without any grants, loans or financial assistance. The existing fine on the property would be an extreme hardship. I am asking the magistrate to rescind the fine on the property and the daily fine amount as contained in the order of the previous owner.

(use back if necessary)

Catrina Gainer
Signature
16205 N. County Rd 225

Address
Gainesville, FL 32609

City, State Zip
352-327-186

Phone Number
gainerbuilders@windstream.net
email

Fax to (352) 334-2239 or

Mail to: Clerk for the Code Enforcement Special Magistrate, 306 NE 6th Avenue, Sta. 10A, Gainesville, FL 32602 or Email to: codes@gru.com



Neighborhood Improvement
Code Enforcement Division
PO Box 490, Station 10A
Gainesville, FL 32627
352-334-5030
352-334-2239
www.cityofgainesville.org

Date Tuesday, November 05, 2019

Special Magistrate Hearing

Account Code Cost: 001-620-6203-5607 \$553.15

Account Code Fines: 001-620-6203-5601

Name: Singleton, Mary

Location: 633 NE 15th ST
SM Case No: SM 2015-069
CE Case: CE-15-01019

427.89

✓ ROL to Mayor 11/6/19/ef

SM Case NO: CEB 2009-109
CE-08-08473

125.26

✓

TOTAL AMOUNT DUE 553.15

Please return to Connie Farrell, Box 10A. Office number 393-8470. Thank you!!!!

OUR VISION: *The City of Gainesville will set the standard of excellence for a top ten mid-sized American city; recognized nationally*

CITY OF GAINESVILLE CODE ENFORCEMENT BOARD

CITY OF GAINESVILLE
P.O. BOX 490
GAINESVILLE, FLORIDA

PETITIONER,

CEB CASE NO: 2009-019

CASE NO: CE-08-08473

MARY SINGLETON, A MARRIED WOMAN

RESPONDENT,

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2009-019 2 PAGES
RECORD OF, 2011 04:26:00 PM
BOOK 1046 PAGE 647
K. IRBY, Clerk of Circuit Court
ALACHUA COUNTY, Florida

AFFIDAVIT OF COMPLIANCE

STATE OF FLORIDA
COUNTY OF ALACHUA



BEFORE ME, THE UNDERSIGNED AUTHORITY, PERSONALLY APPEARED **MELINDA BELL**,
CODE ENFORCEMENT OFFICER FOR THE CITY OF GAINESVILLE, FLORIDA, WHO, AFTER
BEING DULY SWORN, DEPOSES AND SAYS:

1. THAT ON **11/13/2008**, THE BOARD HELD A PUBLIC HEARING AND EXECUTED ITS
ORDER ON **11/19/2008** IN THE ABOVE-STYLED MATTER.
2. THAT, PURSUANT TO SAID ORDER, RESPONDENT WAS TO HAVE TAKEN CERTAIN
CORRECTIVE ACTION BY OR BEFORE **11/29/2008**.
3. THAT RE-INSPECTION WAS PERFORMED ON **06/13/2011**.
4. THAT THE RE-INSPECTION AT 00633 NE 15TH ST, GAINESVILLE, FL
REVEALED THAT THE CORRECTIVE ACTION ORDERED BY THE BOARD HAS BEEN TAKEN
IN THAT THE PROPERTY IS CURRENTLY IN COMPLIANCE FOR THE FOLLOWING
REASON(S):

☐ THE OWNER HAS OBTAINED THE LANDLORD PERMIT IN QUESTION.
☐ THE PROPERTY IS NO LONGER OWNED BY THE ABOVE NAMED
RESPONDENT.
☒ THE PROPERTY IS STILL OWNED BY THE ABOVE NAMED RESPONDENT, BUT
IS CURRENTLY NOT A RENTAL.

5. FEES AND PENALTIES TOTTALLING \$ 901.00 ARE STILL DUE AND OWING BY THE
ABOVE RESPONDENT FOR THE LANDLORD PERMIT FOR YEAR(S) 2008 & 2009.
(EXCLUDES ACCUMULATED FINES AND ADMINISTRATIVE COSTS)

FURTHER AFFIANT SAYETH NOT.

DATED THIS 13th, DAY OF June, 20 11.

Melinda Bell

Melinda Bell
Code Enforcement Officer

STATE OF FLORIDA
COUNTY OF ALACHUA

OFFICE OF THE CITY ATTORNEY
200 E. UNIVERSITY AVE.
SUITE 425
GAINESVILLE, FL 32601

GAINESVILLE CODE ENFORCEMENT BOARD
CERTIFIED COPY
BY [Signature]
Clerk Of The Code Enforcement Board
DATE: 8/3/11

Return
to:

I HEREBY CERTIFY, THAT ON THE 13th, DAY OF June, 2011, BEFORE ME, THE
UNDERSIGNED AUTHORITY, PERSONALLY APPEARED MELINDA BELL, KNOWN TO ME
TO BE THE PERSON(S) DESCRIBED IN AND WHO EXECUTED THE FOREGOING
INSTRUMENT, AND SEVERALLY ACKNOWLEDGED THE EXECUTION THEREOF TO BE
HIS/HER FREE ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DATE AFORESAID.

Alice C. Farrell

Notary Public

MY COMMISSION EXPIRES:

PCID: COMP-2001_06

NOTARY PUBLIC-STATE OF FLORIDA
Alice C. Farrell
Commission # EE007227
Expires: JULY 24, 2014
BONDED THRU ATLANTIC BONDING CO., INC.

CITY OF GAINESVILLE CODE ENFORCEMENT BOARD

CITY OF GAINESVILLE
P.O. BOX 490
GAINESVILLE, FLORIDA
PETITIONER,

CASE NO: 2009-019
APD #: 2008-08473

MARY SINGLETON, A MARRIED WOMAN
RESPONDENT,

AFFIDAVIT OF NON-COMPLIANCE

STATE OF FLORIDA
COUNTY OF ALACHUA

BEFORE ME, THE UNDERSIGNED AUTHORITY, PERSONALLY APPEARED **Melinda Bell**, CODE ENFORCEMENT OFFICER FOR THE CITY OF GAINESVILLE, FLORIDA, WHO, AFTER BEING DULY SWORN, DEPOSES AND SAYS:

1. THAT ON **11/13/2008**, THE BOARD HELD A PUBLIC HEARING AND EXECUTED ITS ORDER ON **11/19/2008** IN THE ABOVE-STYLED MATTER.
2. THAT, PURSUANT TO SAID ORDER, RESPONDENT WAS TO HAVE TAKEN CERTAIN CORRECTIVE ACTION BY OR BEFORE **11/29/2008**.
3. THAT RE-INSPECTION WAS PERFORMED ON **12/01/2008**.
4. THAT THE RE-INSPECTION AT 633 NE 15 ST GNSV REVEALED THAT THE CORRECTIVE ACTION ORDERED BY THE BOARD HAS NOT BEEN TAKEN IN THAT THE PROPERTY IS NOT IN COMPLIANCE.

FURTHER AFFIANT SAYETH NOT.

DATED THIS 1st DAY OF December, 2008.

Melinda Bell

Melinda Bell
CODE ENFORCEMENT OFFICER

STATE OF FLORIDA
COUNTY OF ALACHUA

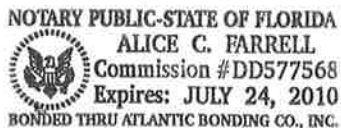
I HEREBY CERTIFY, THAT ON THE 1, DAY OF December, 2008, BEFORE ME, THE UNDERSIGNED AUTHORITY, PERSONALLY APPEARED **Melinda Bell**, KNOWN TO ME TO BE THE PERSON(S) DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT, AND SEVERALLY ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS/HER FREE ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DATE AFORESAID.

Alice C. Farrell

NOTARY PUBLIC

MY COMMISSION EXPIRES:
PCID: 2001_06



GAINESVILLE CODE ENFORCEMENT BOARD

CITY OF GAINESVILLE,

Petitioner,

vs.

CASE NO.: CEB 2009-019

MARY SINGLETON,

Respondent.

FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER

THIS CAUSE, having come for Public Hearing before the Code Enforcement Board on November 13, 2008, after due notice to the Respondent, and the Board having heard testimony under oath, received evidence and heard argument, the Board issues its Findings of Fact, Conclusions of Law and Order as follows:

FINDINGS OF FACT

1. That the Respondent, MARY SINGLETON, owns that certain property located at 633 NE 15 St., Gainesville, Florida, also known as Alachua County, Florida, Tax Parcel 11019-000-000.
2. That on September 17, 2008, an inspection of said property by a Code Inspector of the City of Gainesville revealed that Respondent was found to be violating Section 30-57(a)(3)a of the Gainesville Code of Ordinances, which consists of failure to obtain a 2008 and 2009 landlord permit. That reinspection, made on October 2, 2008, confirmed the condition as being the same.
3. The Respondent received notice by certified mail, September 19, 2008, that the aforesaid condition constituted a violation of the Gainesville Code of Ordinances, and was to be corrected by September 27, 2008, but that the correction has not been made.
4. The Petitioner incurred costs in prosecuting this case in the amount of \$125.26.

CONCLUSIONS OF LAW

5. This Board has jurisdiction over this matter pursuant to Chapter 162, Florida Statutes, and Section 2-377, Gainesville Code of Ordinances.
6. The Respondent MARY SINGLETON, by reason of the foregoing, is in violation of the Gainesville Code of Ordinances, Section 30-57(a)(3)a, which provides:

Sec. 30-57. Residential leases; teaching of the fine arts.

- (a) Findings. Certain designated districts within the corporate limits of

the city are in many cases being plagued by violation of limitation as to single-family occupancy. The number of persons occupying a dwelling in certain designated districts, if increased above one family as defined in section 30-23, is detrimental and hazardous to the public health, welfare, safety and morals of the citizens of this community. The result of more persons occupying a dwelling than is permitted by the aforementioned section is a public nuisance and causes deterioration of the surrounding property values.

(3) Prohibited acts. It shall be unlawful:

- a. For any landlord or owner as defined in this chapter to rent, lease, sublease or allow the occupancy of his/her property by another person or persons not related by blood, marriage or legal adoption, excluding foster children and residents of community residential homes in a designated district, without having a permit as provided herein.

7. The Petitioner is entitled to recover from the Respondent costs incurred in the prosecution of this case in the amount of \$125.26.

ORDER

Based upon the foregoing Findings of Fact and Conclusions of Law, it is ORDERED:

1. That Respondent, MARY SINGLETON, is found GUILTY of violating Section 30-57(a)(3)a of the Gainesville Code of Ordinances existing at 633 NE 15 St., Gainesville, Florida, also known as Tax Parcel 11019-000-000.

2. That Respondent shall have 10 days from the date of the issuance of this Order to correct the violation and to come into compliance with the Code of Ordinances of the City of Gainesville.

3. That upon complying, Respondent shall notify the Code Inspector and request a re-inspection of the property to verify that said compliance was met.

DONE AND ORDERED this 19th day of November, 2008, at Gainesville, Florida.

ATTEST:

GAINESVILLE CODE ENFORCEMENT BOARD

Cecile Lillie
Clerk of the Board

By: William A. Gager, Jr.
William A. Gager, Jr., Chair

I HEREBY CERTIFY that a true copy of the above Order has been sent to Respondent, Mary Singleton, 1700 Oak St., Palatka, FL 32177-4432 by U.S. Mail, this 19th day of November, 2008.

Cecile Lillie

dl

GAINESVILLE CODE ENFORCEMENT BOARD

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2472986 1 PG

Dec 17, 2008 03:21 PM
BOOK 3846 PAGE 890
J. K. "BUDDY" IRBY
Clerk Of Circuit Court
Alachua County, Florida
CLERK13 Receipt # 393882

CITY OF GAINESVILLE,



Petitioner,

2472986

1 PG

vs.

CASE NO.: CEB 2009-019

MARY SINGLETON,

ORDER IMPOSING FINE AND COSTS

Respondent.

THIS CAUSE, having come for Public Hearing before the Code Enforcement Board on November 13, 2008, after due notice to Respondent, MARY SINGLETON, the Board issues its Order Imposing Fine and Costs as follows:

It is ORDERED that:

1. Respondent, MARY SINGLETON, is found guilty of violating Section 30-57(a)(3)a of the Gainesville Code of Ordinances existing at 633 NE 15 St., Gainesville, Florida, also known as Tax Parcel 11019-000-000.
2. Respondent shall have 10 days from the date of the issuance of this Order to correct said violation and to come into compliance with the Code of Ordinances.
3. Should Respondent fail to comply with the Order by said date, then in that event, Respondent shall pay a fine of \$25.00 per day for each and every day said violation continues to exist at the above address past the time set by the Board.
4. Costs for prosecuting this case shall be assessed in the amount of \$125.26 payable by the Respondent to the Petitioner.

If not complied with, this Order shall constitute a lien against Tax Parcel 11019-000-000, also known as 633 NE 15 St., and any and all real or personal property owned by MARY SINGLETON, pursuant to Sec. 162.09, F.S., and ~~October~~ ^{may} be recorded in Public Records of Alachua County.

DONE AND ORDERED this 19th day of November, 2008, at Gainesville, Florida.

ATTEST:

Cecile Lillie
Clerk, Code Enforcement Board

GAINESVILLE CODE ENFORCEMENT BOARD

By: William A. Gager, Jr.
William A. Gager, Jr., Chair

I HEREBY CERTIFY that a true copy of the above Order has been sent to Respondent, Mary Singleton, 1700 Oak St., Palatka, FL 32177-4432 by U.S. Mail, this 19th day of November, 2008.

Return to:
OFFICE OF THE CITY ATTORNEY
200 E. UNIVERSITY AVE.
SUITE 425
GAINESVILLE, FL 32601

CERTIFIED COPY
BY Cecile Lillie
DATE: 12/17/08

Cecile Lillie

Ch

TO Mayor's Ofc
11/6/19/c

RELEASE OF LIEN

STATE OF FLORIDA
COUNTY OF ALACHUA

For and in consideration of the sum of \$427.89 to the City of Gainesville in hand this day paid, the receipt of which is hereby acknowledged, the City of Gainesville, a municipal corporation of the State of Florida, hereby releases the real property hereinafter described from a certain lien filed by the City of Gainesville Municipal Code Enforcement Board on November 2, 2015, Book 4389, Page 954, in the Office of the Clerk of Court of Alachua County, Florida, Public Records of Alachua County, Florida. Said lien arises from the Order Imposing Fine and Costs entered by the City of Gainesville Municipal Code Enforcement Board in Case Number SM 2015-069 pursuant to Section 162.09, Florida Statutes (2011), which orders fines and costs payable to the City of Gainesville. The City of Gainesville declares said lien released, against the following described real property; and any and all real or personal property owned by SINGLETON, MARY, and all successors in interest.

COPY

Parcel No.: 11019-000-000

Legal Description: ROSEMARY PARK PB C-95 LOT 23 BK D
LESS R/W AS PER OR 233/92 & OR
1885/1284

Address: 00000 – VACANT, GAINESVILLE, FL

WITNESS my hand and seal this _____ day of _____, 2019.

CITY OF GAINESVILLE

By: _____
LAUREN POE, MAYOR

On this _____ day of _____, 2019, LAUREN POE, as Mayor of the CITY OF GAINESVILLE, personally appeared before me and executed the foregoing release of lien for the purposes therein expressed.

Witness my hand and seal the day and year last above written.

(Seal)

Notary Public, State of Florida
My Commission Expires: _____

Parcel: 11019-000-000**Search Date: 11/6/2019 at 8:17:07 AM**

Taxpayer:	SINGLETON MARY	Legal:	ROSEMARY PARK PB C-95 LOT 23 BK D LESS R/W AS PER OR 233/92 & OR 1885/1284
Mailing:	1700 OAK ST PALATKA, FL 32177-4432		
Location:			
Sec-Twn-Rng:	03-10-20		
Property Use:	00000 - VACANT		
Tax Jurisdiction:	GAINESVILLE - 3600		
Area:	NW-3954		
Subdivision:	NEW GV ROSEMARY S/D REPLAT LOTS 14-16		

	Property	Land	Classified	Improvement	Total	Deferred	County	School	County	School	County	School
Year	Use	Value	Land Value	Value	Just Value	Value	Assessed	Assessed	Exempt	Exempt	Taxable	Taxable
2019	VACANT	13000	0	0	13000	7390	5610	13000	0	0	5610	13000
2018	VACANT	5100	0	0	5100	0	5100	5100	0	0	5100	5100
2017	Vacant	5100	0	0	5100	0	5100	5100	0	0	5100	5100
2016	Single Family	5100	0	1600	6700	0	6700	6700	0	0	6700	6700
2015	Single Family	5100	0	1600	6700	0	6700	6700	0	0	6700	6700
2014	Single Family	5100	0	16700	21800	0	21800	21800	0	0	21800	21800

Land

Land Use	Land Use Desc	Zoning Type	Zoning Desc	Lots	Acres	Sq Feet	Land Type
0100	SFR	RC	RESIDENTIAL CONSERVATION	1	0	1	UN

Sales

Date	Price	Vac/Imp	Qualified	OR Book	OR Page	Instrument
1992-12-04	100	No	U-OLD SALE - UNQUALIFIED	1885	1284	MS

Permits

County Permit information is supplied by the Alachua County Office of Codes Enforcement. The Alachua County Office of Codes Enforcement and the Property Appraiser's Office assume no liability whatsoever associated with the use or misuse of this public information data and will not be held liable as to the validity, correctness, accuracy, completeness, and / or reliability of this data.

Permit Number	Permit Type	Issue Date	Final Date	Appraisal Date	Comment
16-02329	DE	2016-04-20	2016-06-03	2016-11-10	DEMO OF RESIDENTIAL DWELLING
14-00699	BS	2014-02-07		2014-10-01	BOARD&SEAL OF DWELLING



2018 Roll Details — Real Estate Account At Unassigned Location RE

Real Estate Account #11019 000 000

Parcel details

Latest bill

View/Print full bill history

Print this page

Pay All: \$188.41

2019	2018	2017	2016	...	2002
\$188.41 due	NO TAXES DUE	NO TAXES DUE	NO TAXES DUE		PAID

[Apply for the 2020 Installment Payment Plan](#)

Get Bills by Email

Tax Deed (see 2014)

Owner: SINGLETON, MARY
1700 OAK ST
PALATKA, FL 32177-4432
Situs: Unassigned Location RE

Account number: 11019 000 000
Alternate Key: 1081713
Millage code: 3600
Millage rate: 21.7808

Assessed value: 5,100
School assessed value: 5,100
Unimproved land value: 5,100



Location is not guaranteed to be accurate.

Property Appraiser

2018 Annual bill

View

Ad valorem: \$111.07
Non-ad valorem: \$16.47
Total Discountable: 127.54
No Discount NAVA: 0.00
Total tax: \$127.54

Legal description

ROSEMARY PARK PB C-95 LOT 23 BK D LESS R/W AS PER OR 233/92 & OR 1885/1284
Location

Book, page, item: 1885-1284-
Geo number: 03-10-20-11019000000
Range: 20
Township: 10
Section: 03
Neighborhood: 315403.01
Use code: 00000
Total acres: 0.000

Sold Tax Deed #2019-75, Tax Deed Application #190018

This parcel has a sold deed application spanning 2011, 2012, 2013, 2014, 2015, 2016, 2017, 2018.

Applicant: Bidder number 2996357
ANDINA AND LEONA FOSTER
YANDINA LLC
PO BOX 1582
BEAUFORT, SC 29901

Application date: 04/01/2019



Name:

PHILIP BARTON
ATTORNEY AT LAW

Address:

200 NORTHEAST FIRST STREET
GAINESVILLE FL 32601
9047376-4671

This instrument prepared by:

Address:

SAME AS ABOVE

Property Appraisers Parcel Identification (Folio) Number(s):

Grantee(s) S.S. #[s]:

RECORDED
OFFICIAL RECORDS

92 DEC -4 PM 4:23

CLERK OF CIRCUIT
COUNTY COURT
ALACHUA COUNTY, FL.

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This Quit-Claim Deed. Executed this 4 day of December, A.D. 19 92, by

HEZEKIAH SINGLETON, a married man and MARY SINGLETON, his Wife

first party, to

MARY SINGLETON, a married woman

whose post office address is **1530 Northeast 192nd Avenue, Gainesville, FL 32609**

second party:

(Wherever used herein the terms "first party" and "second party" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

Witnesseth. That the said first party, for and in consideration of the sum of \$10.00 Love & Affection in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto the said second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of **ALACHUA**, State of **FLORIDA**, to-wit:

DESCRIPTION #1, PARCEL ID #11019-000-000

Lot Twenty-Three (23), Block "D", Rosemary Subdivision, being a subdivision of Lots Fourteen (14), Fifteen (15) and Sixteen (16) of New Gainesville in Section 3, Township 10 South, Range 20 East as per plat recorded in Plat Book "C", page 95, of the public records of Alachua County, Florida.

The property herein described is according to the record as shown by the plat aforesaid - fifty (50) foot frontage on Denver Street and with a depth of one hundred fifty (150) feet.

This deed of conveyance is made, executed and delivered subject to the lien of any taxes legally levied against said property after January 1, 1946.

DESCRIPTION #2, PARCEL ID #07584-000-000

East One-Half of Southwest Quarter and West One-Half of Southeast Quarter (E 1/2 of SW 1/4 and W 1/2 of SE 1/4) of Section Thirty-three, Township 7 South, Range 20 East, containing 160 acres more less.

Dec. St. Amt. \$ 0.70

A. Curtis Powers, Clerk of Circuit Court

Alachua County - By Jess S. Wath

To Have and to Hold The same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

In Witness Whereof. The said first party has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

Philip Barton
Witness Signature (as to first grantor)

Philip Barton
Printed Name

Charlotte McGraw
Witness Signature (as to first grantor)

CHARLOTTE MCGRAW
Printed Name

Philip Barton
Witness Signature (as to Co-Grantor, if any)

Philip Barton
Printed Name

Charlotte McGraw
Witness Signature (as to Co-Grantor, if any)

CHARLOTTE MCGRAW
Printed Name

STATE OF FLORIDA
COUNTY OF ALACHUA

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, personally appeared **HEZEKIAH SINGLETON, signed by MARY SINGLETON, by virtue of Durable Power of Attorney dated Sept. 18, 1992, recorded in OR Book 1875, page 1194, and MARY SINGLETON, his Wife** to me known to be the person described in and who executed the foregoing Quit-Claim Deed and she acknowledged before me that she executed the same.

WITNESS my hand and official seal in the County and State last aforesaid this 4 day of December, A.D. 19 92.



CHARLOTTE MCGRAW
MY COMMISSION # CC 204722 EXPIRES
JUNE 20, 1998
BONDED THRU TROY PAUL INSURANCE, INC.

Mary E Singleton
Grantor Signature

HEZEKIAH SINGLETON, signed by MARY SINGLETON
Printed Name **By virtue of Durable Power of Attorney dated September 18, 1992, recorded in OR Book 1875, page 1194**

1530 Northeast 192nd Avenue
Gainesville, FL 32609

Mary E Singleton
Co-Grantor Signature, if any

MARY SINGLETON
Printed Name

1530 Northeast 192nd Avenue
Post Office Address **Gainesville, FL 32609**

Charlotte McGraw
Notary Signature

CHARLOTTE MCGRAW
Printed Notary Signature

My Commission Expires:

1170202

98 1885 PG1284