

Section 01, Township 31 South, Range 30 East



This Instrument prepared under the direction of:  
R. Wade Allen, Director  
Polk County Real Estate Services  
P.O. Box 9005, Drawer RE-01  
Bartow, Florida 33831-9005  
By: Melanea Hough  
Conservation Preservation Donation  
Parcel I.D. No.: 303101-000000-013140

## QUIT CLAIM DEED

THIS INDENTURE, made this 2<sup>nd</sup> day of June, 2025, between **BARBARA N. HEARN, and JAMES L. NEELY, as Heirs at Law of the Estate of GLADYS NEELY, deceased**, Grantors, and **POLK COUNTY**, a political subdivision of the State of Florida, whose address is P.O. Box 988, Bartow, Florida 33831, Grantee.

*(Wherever used herein the terms "Grantor" and "Grantee" may be singular or plural and/or natural or artificial, whenever the context so requires, and include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of business entities.)*

WITNESSETH, that the said Grantors, for and in consideration of the sum of One Dollar, to them in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, do hereby remise, release, quit claim, and convey unto the Grantee, its successors and assigns all right, title, interest, claim, and demand which the Grantors have in and to the following described land, situate, lying and being in the County of Polk, State of Florida, to-wit:

**The East 1/2 of the Southeast 1/4 of the Southwest 1/4 of the Northwest 1/4 of the Northeast 1/4 , of Section 1, Township 31 South, Range 30 East, Polk County, Florida.**

Being the same property described in that certain Warranty Deed recorded in Official Records Book 1762 at Pages 1765 and 1766, Public Records of Polk County, Florida.

TO HAVE AND TO HOLD THE SAME, together with all and singular the appurtenances thereto belonging or in anywise incident or appertaining, and all the estate, right, title, interest, and claim whatsoever of the said Grantors, in law or in equity to the only proper use, benefit, and behoove of the said Grantee, its successors and assigns forever.

The property described herein does not constitute the homestead property of the Grantors.

[SIGNATURE PAGE FOLLOWS]

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, said Grantor has hereunto set her hand and seal the date first above written.

Signed, Sealed and Delivered in the presence of:  
(Signature of two witnesses required by Florida Law)

[Signature]  
Witness

Print Name Lindsay Hearn

Address 4 Rannoth Road  
Asheville, NC 28804

[Signature]  
Witness

Print Name Meagan McNairy

Address 82 Merrimon Ave Apt. 1  
Asheville, NC 28801

[Signature]

Barbara N. Hearn, heir at law of the  
Estate of Gladys Neely, deceased

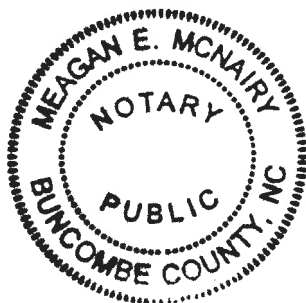
Address: 40 Gertrude Place, Apt 6,  
Asheville, NC 28801

STATE OF NORTH CAROLINA

COUNTY OF Buncombe

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 2nd day of June, 2025 by Barbara N. Hearn, as heir at law of the Estate of Gladys Neely, deceased, who ☒ is personally known to me or ☐ has produced \_\_\_\_\_ as identification.

(AFFIX NOTARY SEAL)



[Signature]  
Notary Public

Print Name Meagan E. McNairy

My Commission Expires March 28th, 2027

IN WITNESS WHEREOF, said Grantor has hereunto set his hand and seal the date first above written.

Signed, Sealed and Delivered in the presence of:  
(Signature of two witnesses required by Florida Law)

Danielle Elias  
Witness

Print Name Danielle Elias

Address 7450 Chapman hwy, Knox 37920

James L. Neely  
James L. Neely, heir at law of the  
Estate of Gladys Neely, deceased  
Address: 2006 Serene Cove Way  
Knoxville, TN 37920

TJ Jones  
Witness

Print Name TJ Jones

Address 7450 Chapman hwy, Knox 37920

STATE OF TENNESSEE

COUNTY OF KNOX

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 24th day of May, 2025 by James L. Neely, as heir at law of the Estate of Gladys Neely, deceased, who ☐ is personally known to me or ☒ has produced Drivers license as identification.

(AFFIRM NOTARY SEAL)



Chandler Davis  
Notary Public

Print Name Chandler Davis

My Commission Expires 04/11/2029