

RETURN RECORDED DOCUMENT TO:
KIM, GOLDBER & IM, LLC
3700 CRESTWOOD PARKWAY, SUITE 350
DULUTH, GA 30096
RS21098

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CLERK: Charles Baker, C.S.C
Hall County, GA
FILE #: RS21098

WARRANTY DEED

STATE OF GEORGIA
COUNTY OF GWINNETT

This Indenture made this 25th day of MAY 2021 between ALAN C. JONES, as party or parties of the first part, hereinafter called Grantor, and WILLIAM NAM AND JIN Y. NAM, as JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor, for and in consideration of the sum of **TEN AND 00/100'S (\$10.00) Dollars** and other good and valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee,

3515 FRIENDSHIP ROAD, BUFORD, GEORGIA 30519

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE ROBERTS DISTRICT GMD 1419, HALL COUNTY, GEORGIA, AND BEING MORE FULLY DESCRIBED ACCORDING TO A PLAT ENTITLED 'SURVEY FOR HERMAN DEAN WEEKS AND REXINE L. WEEKS, DATED MARCH 24, 1995, PREPARED BY JOSEPH N. SAVAGE, GEORGIA REGISTERED LAND SURVEYOR, AND RECORDED IN PLAT SLIDE PAGE HALL COUNTY, GEORGIA PLAT RECORDS. SAID PLAT AND THE DESCRIPTIONS CONTAINED THEREON ARE HEREBY INCORPORATED HEREIN BY REFERENCE FOR A COMPLETE DESCRIPTION OF SAID PROPERTY. SAID PROPERTY IS MORE FULLY DESCRIBED ACCORDING TO SAID PLAT AS FOLLOWS:

BEGINNING AT A POINT LOCATED AT THE INTERSECTION OF THE NORTHEASTERN RIGHT OF WAY OF FRIENDSHIP ROAD (80 FOOT RIGHT OF WAY) AND THE CENTERLINE OF AN UNNAMED CREEK WHICH ALSO FORMS THE BOUNDARY OF THE PROPERTY NOW OR FORMERLY OF MRS. PAUL R. WILLIAMS, THENCE RUNNING ALONG THE NORTHEASTERN RIGHT OF WAY OF FRIENDSHIP ROAD THE FOLLOWING COURSES AND DISTANCES: NORTH 44 DEGREES 56 MINUTES 19 SECONDS WEST 257.18 FEET TO A POINT; NORTH 47 DEGREES 49 MINUTES 59 SECONDS WEST 228.89 FEET TO AN IRON PIN; THENCE LEAVING SAID RIGHT OF WAY AND RUNNING THENCE NORTH 36 DEGREES 16 MINUTES 00 SECONDS EAST 1206.26 FEET TO THE CENTERLINE OF A CREEK, THENCE RUNNING ALONG AND WITH THE MEANDERS OF SAID CREEK IN A GENERALLY SOUTHEASTERLY DIRECTION THE FOLLOWING COURSES AND DISTANCES: SOUTH 12 DEGREES 30 MINUTES 43 SECONDS EAST 38.31 FEET TO A POINT; SOUTH 57 DEGREES 35 MINUTES 52 SECONDS WEST 24.66 FEET TO A POINT; SOUTH 03 DEGREES 21 MINUTES 52 SECONDS EAST 36.47 FEET TO A POINT; SOUTH 68 DEGREES 37 MINUTES 00 SECONDS EAST 55.14 FEET TO A POINT; NORTH 80 DEGREES 27 MINUTES 27 SECONDS EAST 94.70 FEET TO A POINT; NORTH 75 DEGREES 16 MINUTES 13 SECONDS EAST 58.06 FEET TO A POINT; SOUTH 62 DEGREES 56 MINUTES 15 SECONDS EAST 78.60 FEET TO A POINT; SOUTH 29 DEGREES 49 MINUTES 34 SECONDS EAST 43.94 FEET TO A POINT; SOUTH 39 DEGREES 05 MINUTES 22 SECONDS EAST 34.52 FEET TO A POINT; SOUTH 16 DEGREES 23 MINUTES 11 SECONDS EAST 34.80 FEET TO A POINT; SOUTH 65 DEGREES 09 MINUTES 29 SECONDS EAST 34.45 FEET TO A POINT; THENCE LEAVING THE CENTERLINE OF SAID CREEK AND RUNNING THENCE SOUTH 19 DEGREES 17 MINUTES 41 SECONDS EAST 225.91 FEET TO A POINT LOCATED IN THE CENTERLINE OF ANOTHER CREEK; THENCE RUNNING ALONG AND WITH THE MEANDERS OF SAID CREEK IN A GENERALLY SOUTHWESTERLY DIRECTION THE FOLLOWING COURSES AND DISTANCES: SOUTH 44 DEGREES 58 MINUTES 14 SECONDS WEST 88.21 FEET TO A POINT; SOUTH 11 DEGREES 20 MINUTES 52 SECONDS WEST 67.54 FEET TO A POINT; SOUTH 34 DEGREES 34 MINUTES 28 SECONDS WEST 34.53 FEET TO A POINT; SOUTH 53 DEGREES 10 MINUTES 45 SECONDS WEST 129.60 FEET TO A POINT; SOUTH 89 DEGREES 27 MINUTES 56 SECONDS WEST 84.90 FEET TO A POINT; SOUTH 31 DEGREES 57 MINUTES 36 SECONDS WEST 85.81 FEET TO A POINT; SOUTH 63 DEGREES 58 MINUTES 55 SECONDS WEST 66.80 FEET TO A POINT; SOUTH 30 DEGREES 09 MINUTES 24 SECONDS WEST 96.90 FEET TO A POINT; SOUTH 78 DEGREES 46 MINUTES 55 SECONDS WEST 81.33 FEET TO A POINT; SOUTH 65 DEGREES 02 MINUTES 59 SECONDS WEST 50.33 FEET TO A POINT; SOUTH 08 DEGREES 37 MINUTES 40 SECONDS EAST 52.45 FEET TO A POINT; SOUTH 09 DEGREES 04 MINUTES 45 SECONDS WEST 53.16 FEET TO A POINT; SOUTH 54 DEGREES 41 MINUTES 19 SECONDS WEST 37.18 FEET TO A POINT; SOUTH 61 DEGREES 43 MINUTES 44 SECONDS WEST 42.10 FEET TO A POINT; SOUTH 40 DEGREES 16 MINUTES 12 SECONDS WEST 34.95 FEET TO A POINT; SOUTH 07 DEGREES 43 MINUTES 26 SECONDS WEST 30.69 FEET TO A POINT; SOUTH 32 DEGREES 07 MINUTES 20 SECONDS WEST 99.19 FEET TO A POINT; SOUTH 07 DEGREES 55 MINUTES 31 SECONDS WEST 60.79 FEET TO A POINT; SOUTH 39 DEGREES 07 MINUTES 47 SECONDS WEST 34.86 FEET TO A POINT; SOUTH 47 DEGREES 39 MINUTES 17 SECONDS WEST 55.34 FEET TO A POINT LOCATED ON THE NORTHEASTERN RIGHT OF WAY OF FRIENDSHIP ROAD AND THE POINT OF BEGINNING, ACCORDING TO SAID SURVEY, SAID TRACT CONTAINS 14.366 ACRES.

TAX ID#: 15048-000026B

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behalf of the said Grantee forever in **FEE SIMPLE**.

AND THE SAID Grantor will warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal this day and year first above written.

Signed, sealed and delivered in the presence of:

GRANTOR:

ALAN C. JONES

WITNESS

NOTARY PUBLIC (SEAL)



State of Georgia, Gwinnett County 2013

THIS INDENTURE, Made this 2nd day of March in the year of our Lord One Thousand Nine Hundred and Ninety between

DEAN WEEKS

of the County of Hall and State of Georgia of the first part, and

REXINE WEEKS

of the County of Hall and State of Georgia of the second part

WITNESSETH That the said part Y of the first part for and in consideration of the sum of LOVE AND AFFECTION ~~XXXXXX~~ in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged has granted, bargained sold and conveyed and by these presents do as grant, bargain sell and convey unto the said part Y of the second part her heirs and assigns all the following described property, to wit

A One-Half Undivided Interest In

All that tract or parcel of land lying and being in the 1419th G.M.D. (Roberts District) of the 7th District of Hall County, Georgia, being 21.94 acres according to plat of survey for Mrs. Ruby Puckett by Keith Rochester & Associates dated March 13, 1969, more particularly described as follows.

BEGINNING at the intersection of the northeastern right of way of Friendship Road with the centerline of an unnamed creek at the property of Mrs Paul Williams, thence running Northeasterly along the centerline of the meanderings of said creek to an iron pin in the centerline of said creek at the property of Mrs. Paul Williams; thence running North 17 degrees 50 minutes West 230.8 feet to an iron pin in the center of a creek, thence Westerly along the centerline of the meanderings of said creek to an iron pin in the center of said creek; which iron pin is 232.9 feet on a course of South 23 degrees 28 minutes East from the intersection of the Western boundary of the property of Furillo and said creek; thence South 36 degrees 16 minutes West 1206.1 feet to an iron pin on the Northeastern right of way of Friendship Road; thence North 53 degrees 15 minutes West 176.3 feet along said right of way to a point; thence North 48 degrees 59 minutes West 222.7 feet along said right of way to a point; thence North 45 degrees 34 minutes West 330.5 feet along said right of way to the point of beginning.

Less and excepted from the above described property is that property described in Warranty Deed from Dean Weeks and Fred R. Maxwell to Melvin A. Bush, dated July 19, 1975, recorded in Deed Book 576, Page 585, Hall County Records, containing 7.00 acres.

TO HAVE AND TO HOLD The said bargained premises, together with all and singular the rights members and appurtenances thereof, to the same being, belonging or in anywise appertaining, to the only proper use, benefit and behoof of Rexine Weeks the said part Y of the second part,

her heirs and assigns forever in Fee Simple And the said part Y of the first part, for his heirs executors and administrators, will warrant and forever defend the right and title to the above described property unto the said part Y of the second part her heirs and assigns against the claims of all persons whomsoever

IN WITNESS WHEREOF the said part Y of the first part has hereunto set his hand and affixed his seal the day and year first above written

Signed sealed and delivered in presence of

Dean Weeks (Seal)
DEAN WEEKS

HALL COUNTY, Georgia (Seal)
Real Estate Transfer Tax (Seal)

Paid \$ -0- (Seal)

Date 3-13-90 (Seal)

DWIGHT S. WOOD
Clerk of Superior Court



(Notary Public) DWIGHT S. WOOD
Date Executed 03/13/90

Georgia, Hall County, Clerk Superior Court
Filed in office, this 13 day of MAR, 1990
at 12:35 P.M. Recorded in Book 1477 Page 5
this 14 day of MAR, 1990
Dwight S. Wood Clerk
Dwight S. Wood, Clerk

JA 611-63713
made by the legal

King and Mongenstern ←
380 Dahlonega St.
Suite 100
Cumming, GA 30040

GEORGIA, HALL COUNTY, CLERK
SUPERIOR COURT FILED IN OFFICE
AND RECORDED IN BOOK 4119
PAGE(S) 550-551 THIS 14
DAY OF Feb 20 02 AT 10:47 AM
DWIGHT S. WOOD, CLERK BY gc
19678, 81

005773

JOINT TENANCY WITH SURVIVORSHIP WARRANTY DEED

STATE OF GEORGIA, COUNTY OF FORSYTH

This Indenture made this **18th** day of **January**, in the year **Two Thousand One**, between **DEAN WEEKS** of the County of HALL, State of Georgia, as party or parties of the first part, hereinafter called Grantor, and **ALAN C. JONES AND SHAWN E. JONES, as joint tenants with rights of survivorship and not as tenants in common** as parties of the second part, hereinafter called Grantees (the words "Grantor" and "Grantees" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor, for and in consideration of the sum of **TEN AND 00/100'S (\$10.00) Dollars** and other good and valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipts whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantees, as joint tenants with rights of survivorship and not as tenants in common, for and during their joint lives, and upon the death of either of them, then to the survivor of them, in fee simple, together with every contingent remainder and right of reversion, and to the heirs and assigns of said survivor, the following described property:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE ROBERTS DISTRICT GMD 1419, HALL COUNTY, GEORGIA, AND BEING MORE FULLY DESCRIBED ACCORDING TO A PLAT ENTITLED "SURVEY FOR HERMAN DEAN WEEKS AND REXINE L. WEEKS," DATED MARCH 24, 1995, PREPARED BY JOSEPH N. SAVAGE, GEORGIA REGISTERED LAND SURVEYOR, AND RECORDED IN PLAT SLIDE _____, PAGE _____, HALL COUNTY, GEORGIA PLAT RECORDS. SAID PLAT AND THE DESCRIPTIONS CONTAINED THEREON ARE HEREBY INCORPORATED HEREIN BY REFERENCE FOR A COMPLETE DESCRIPTION OF SAID PROPERTY. SAID PROPERTY IS MORE FULLY DESCRIBED ACCORDING TO SAID PLAT AS FOLLOWS:

BEGINNING AT A POINT LOCATED AT THE INTERSECTION OF THE NORTHEASTERN RIGHT OF WAY OF FRIENDSHIP ROAD (80 FOOT RIGHT OF WAY) AND THE CENTERLINE OF AN UNNAMED CREEK WHICH ALSO FORMS THE BOUNDARY OF THE PROPERTY NOW OR FORMERLY OF MRS. PAUL R. WILLIAMS, THENCE RUNNING ALONG THE NORTHEASTERN RIGHT OF WAY OF FRIENDSHIP ROAD THE FOLLOWING COURSES AND DISTANCES: NORTH 44 DEGREES 56 MINUTES 19 SECONDS WEST 257.18 FEET TO A POINT; NORTH 47 DEGREES 49 MINUTES 59 SECONDS WEST 228.89 FEET TO AN IRON PIN; THENCE LEAVING SAID RIGHT OF WAY AND RUNNING THENCE NORTH 36 DEGREES 16 MINUTES 00 SECONDS EAST 1206.26 FEET TO THE CENTERLINE OF A CREEK; THENCE RUNNING ALONG AND WITH THE MEANDERS OF SAID CREEK IN A GENERALLY SOUTHEASTERLY DIRECTION THE FOLLOWING COURSES AND DISTANCES: SOUTH 12 DEGREES 30 MINUTES 43 SECONDS EAST 38.31 FEET TO A POINT; SOUTH 57 DEGREES 35 MINUTES 52 SECONDS WEST 24.66 FEET TO A POINT; SOUTH 03 DEGREES 21 MINUTES 52 SECONDS EAST 36.47 FEET TO A POINT; SOUTH 68 DEGREES 37 MINUTES 00 SECONDS EAST 55.14 FEET TO A POINT; NORTH 80 DEGREES 27 MINUTES 27 SECONDS EAST 94.70 FEET TO A POINT; NORTH 75 DEGREES 16 MINUTES 13 SECONDS EAST 58.06 FEET TO A POINT; SOUTH 62 DEGREES 56 MINUTES 15 SECONDS EAST 78.60 FEET TO A POINT; SOUTH 29 DEGREES 49 MINUTES 34 SECONDS EAST 43.94 FEET TO A POINT; SOUTH 39 DEGREES 05 MINUTES 22 SECONDS EAST 34.52 FEET TO A POINT; SOUTH 16 DEGREES 23 MINUTES 11 SECONDS EAST 34.80 FEET TO A POINT; SOUTH 65 DEGREES 09 MINUTES 29 SECONDS EAST 34.45 FEET TO A POINT; THENCE LEAVING THE CENTERLINE OF SAID CREEK AND RUNNING THENCE SOUTH 19 DEGREES 17 MINUTES 41 SECONDS EAST 225.91 FEET TO A POINT LOCATED IN THE CENTERLINE OF ANOTHER CREEK; THENCE RUNNING ALONG AND WITH THE MEANDERS OF SAID CREEK IN A GENERALLY SOUTHWESTERLY DIRECTION THE FOLLOWING COURSES AND DISTANCES: SOUTH 44 DEGREES 58 MINUTES 14 SECONDS WEST 88.21 FEET TO A POINT; SOUTH 11 DEGREES 20 MINUTES 52 SECONDS WEST 67.54 FEET TO A POINT; SOUTH 34 DEGREES 34 MINUTES 28 SECONDS WEST 34.53 FEET TO A POINT; SOUTH 53 DEGREES 10 MINUTES 45 SECONDS WEST 129.60 FEET TO A POINT; SOUTH 89 DEGREES 27 MINUTES 56 SECONDS WEST 84.90 FEET TO A POINT; SOUTH 31 DEGREES 57 MINUTES 36 SECONDS WEST 85.81 FEET TO A POINT; SOUTH 63 DEGREES 58 MINUTES 55 SECONDS WEST 66.80 FEET TO A POINT; SOUTH 30 DEGREES 09 MINUTES 24 SECONDS WEST 96.90 FEET TO A POINT; SOUTH 78 DEGREES 46 MINUTES 55 SECONDS WEST 81.33 FEET TO A POINT; SOUTH 65 DEGREES 02 MINUTES 59 SECONDS WEST 50.33 FEET TO A POINT; SOUTH 08 DEGREES 37 MINUTES 40 SECONDS EAST 52.45 FEET TO A POINT; SOUTH 09 DEGREES 04 MINUTES 45 SECONDS WEST 53.16 FEET TO A POINT; SOUTH 54 DEGREES 41 MINUTES 19 SECONDS WEST 37.18 FEET TO A POINT; SOUTH 61 DEGREES 43 MINUTES 44 SECONDS WEST 42.10 FEET TO A POINT; SOUTH 40 DEGREES 16 MINUTES 12 SECONDS WEST 34.95 FEET TO A POINT; SOUTH 07 DEGREES 43 MINUTES 26 SECONDS WEST 30.69 FEET TO A POINT; SOUTH 32 DEGREES 07 MINUTES 20 SECONDS WEST 99.19 FEET TO A



POINT; SOUTH 07 DEGREES 55 MINUTES 31 SECONDS WEST 60.79 FEET TO A POINT; SOUTH 39 DEGREES 07 MINUTES 47 SECONDS WEST 34.86 FEET TO A POINT; SOUTH 47 DEGREES 39 MINUTES 17 SECONDS WEST 55.34 FEET TO A POINT LOCATED ON THE NORTHEASTERN RIGHT OF WAY OF FRIENDSHIP ROAD AND THE POINT OF BEGINNING.

ACCORDING TO SAID SURVEY, SAID TRACT CONTAINS 14.566 ACRES.

THIS CONVEYANCE is made subject to all zoning ordinances, easements and restrictions of record affecting said bargained premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of the said Grantees, as joint tenants with rights of survivorship and not as tenants in common, for and during their joint lives, and upon the death of either of them, then to the survivor of them in **FEE SIMPLE**, together with every contingent remainder and right of reversion, and to the heirs and assigns of said survivor.

THIS CONVEYANCE is made pursuant to Official Code of Georgia Section 44-6-19, and it is the intention of the parties hereto to hereby create in Grantees a joint tenancy estate with right of survivorship and not as tenants in common.

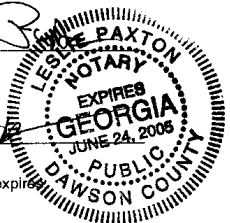
AND THE SAID Grantor will warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has hereunto set grantor's hand and seal this day and year first above written.

Signed, sealed and delivered in the presence of:

[Signature]
Witness

[Signature]
Notary Public
My commission expires



[Signature]
DEAN WEEKS (Seal)

(Seal)

Prepared by:
KING & MORGENSTERN
380 DAHLONEGA STREET
SUITE 100
CUMMING, GEORGIA 30040

HALL COUNTY, Georgia
Real Estate Transfer Tax
Paid \$ 300⁰⁰
Date 2-14-02
DWIGHT S. WOOD
Clerk Superior Court
By *[Signature]*