

HALL COUNTY, Georgia  
Real Estate Transfer Tax

Paid \$ 185.00

Date 8-16-04

DWIGHT S. WOOD  
Clerk Superior Court

By [Signature]

GEORGIA, HALL COUNTY, CLERK  
SUPERIOR COURT FILED IN OFFICE  
AND RECORDED IN BOOK 5060  
PAGE(S) 250 THIS 16  
DAY OF Aug 2004 AT 10:25AM  
DWIGHT B. WOOD, CLERK BY [Signature]  
103310, 12

029584

Record and Return to:  
JACKSON AND HARDWICK  
253 MAIN STREET  
LOGANVILLE, GEORGIA 30052  
04-LGAN-11664/EARP

000250

WARRANTY DEED

STATE OF GEORGIA  
COUNTY OF WALTON

THIS INDENTURE, Made the 6th day of August, 2004, between

RICHARD Q. STEPHENS,

of the County of HALL, State of Georgia, as party or parties of the first part, hereinafter called Grantor,  
and

LEONARD EARP and MARSHA L. EARP,  
AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP

as party or parties of the second part, 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 (\$10.00) DOLLARS 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,

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 85 OF THE 11TH DISTRICT, HALL COUNTY, GEORGIA, BEING LOT 5, BLOCK B, AS PER PLAT RECORDED IN PLAT BOOK 45, PAGE 112, HALL COUNTY, GEORGIA RECORDS, WHICH RECORDED PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART OF THIS DESCRIPTION.

SUBJECT to restrictive covenants and general utility easements of record.

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 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, the Grantor has signed and sealed this deed, the day and year above written.

Signed, sealed and delivered in presence of:

[Signature]  
Unofficial Witness

[Signature] [SEAL]  
RICHARD Q. STEPHENS

[Signature]  
Notary Public



[SEAL]

653  
617

000617

GEORGIA, HALL COUNTY, CLERK SUPERIOR COURT  
Filed in office, this 13 day of January  
20 10 at 11:44 AM. Recorded in Deed  
Book 6653 Page(s) 617  
Charles Baker, Clerk By ER

000684

HALL COUNTY, Georgia  
Real Estate Transfer Tax

Paid \$ 0

Date 1/13/10

Charles Baker  
Superior Court Clerk

By ER

PT61 069-2010-000209

Return Recorded Document to:  
Alexander, Royston, Hardman, Shinall & Strickland, LLP  
Attorneys at Law  
1116 Clark Street  
Covington, Georgia 30014

### WARRANTY DEED

STATE OF GEORGIA

COUNTY OF NEWTON

File #: 427.0000

This Indenture made this 28th day of December 2009 between Leonard Earp, of the County of Newton, State of Georgia, as party or parties of the first part, hereinafter called Grantor, and Marsha L. Earp of the State of Georgia, as party or parties of the second part, 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 LOVE AND AFFECTION 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, my one-half (1/2) undivided interest in and to the following described property to wit:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 85 OF THE 11<sup>TH</sup> DISTRICT, HALL COUNTY, GOERGIA, BEING LOT 5, BLOCK B, AS PER PLAT RECORDED IN PLAT BOOK 45, PAGE 112, HALL COUNTY, GEORGIA RECORDS, WHICH RECORDED PLAT IS INCORPORATED HEREIN BY REFERENCE AND MADE A PART OF THIS DESCRIPTION.

This Deed is given subject to all easements and restrictions of record, if any.

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 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:

[Signature]  
Witness

[Signature] (SEAL)  
Leonard Earp

[Signature]  
Notary Public  
My commission expires:



WARRANTY DEED

WHEZCHEL DUNLAP & GONELLIAT  
Attorneys at Law  
Columbus, Georgia

GEORGIA, HALL COUNTY:

THIS INDENTURE, Made the 22nd day of January In the year of our Lord  
One Thousand Nine Hundred and Seventy-ONE between QUINTON STEPHENS  
Grantor, and RICHARD Q. STEPHENS Grantee,

WITNESSETH, that the said Grantor, for and in consideration of TEN (\$10.00) DOLLARS AND  
OTHER VALUABLE CONSIDERATIONS in hand paid at and before the sealing and delivery of these  
premits, the receipt and sufficiency whereof is hereby acknowledged, has granted, bargained, sold and  
conveyed, and by these presents does grant, bargain, sell and convey unto the Grantee, all that tract or  
parcel of land, together with all improvements thereon, lying and being in  
Land Lot No. 85 of the 11th Land District of Hall County, Georgia, and as more  
fully shown on survey of the property of Richard Q. Stephens prepared by Henry  
Grady Jarrard, Registered Surveyor, dated December, 1970, recorded Plat  
Book 45, page 112 of the Hall County Records, and being more fully  
described according to said Jarrard Survey as follows:

BEGINNING at an iron pin corner on the Northerly right-of-way of Stephens  
Road, where said right-of-way intersects the original East line of Land Lot  
No. 85, and running thence from said beginning corner along the right-of-way  
of Stephens Road South 86 degrees 20 minutes West 298.5 feet to an iron pin  
corner; thence running North 01 degree 31 minutes West 730 feet to an iron  
pin corner; thence running South 86 degrees 20 minutes West 648.1 feet to an  
iron pin corner; thence running North 3 degrees 40 minutes West 374.5 feet  
to an iron pin corner; thence running North 88 degrees 18 minutes East along  
the original North line of Land Lot No. 85 958.9 feet to the Northeast corner  
of said Land Lot No. 85; thence following the original East line of said lot  
South 01 degree 42 minutes East 1,070.0 feet to the point of beginning on the  
right-of-way of Stephens Road; and being a portion of the property described  
and conveyed in a Warranty Deed from Richard Quinton Stephens to Quinton  
Stephens dated January 2, 1968, recorded Deed Book 361, page 313 of the Hall  
County Records.

TO HAVE AND TO HOLD the said premises, together with all rights and appurtenances unto the said  
Grantee, forever in FEE SIMPLE, and the said Grantor WARRANTS the title to same against the lawful claims  
of all persons whomsoever.

Wherever there is a reference herein to the Grantor or the Grantee, the singular includes the plural  
and the masculine includes the feminine and the neuter, and said terms include and bind the heirs, executors,  
administrators, successors and assigns of the parties hereto.

In witness whereof, the Grantor has hereunto set his hand and affixed his seal the day and year above  
written.



Witnessed, sealed and delivered in the presence of

*Quinton Stephens*  
Quinton Stephens (SEAL)

*Henry Grady Jarrard*  
Notary Public (SEAL)

Clerk's Office. Hall Superior Court.  
Filed for record at 3:40 o'clock P.M.  
January 22, 1971  
Recorded in Deed Book 441 Page 277  
January 25, 1971  
H. Grady Jarrard Clerk

HALL COUNTY, Georgia  
Real Estate Treasurer  
Paid \$ 20.00  
Date January 22, 1971  
G. GRADY JARRARD  
Clerk of Superior Court  
By: *[Signature]*