



FILED & RECORDED 06/29/2021 12:54 PM
DEED BOOK 8864 PAGES 609 - 611
FILING FEES: \$25.00
PT61: 069-2021-006238 TRANSFER TAX: \$675.00
RECORDED BY: EAR
CLERK: Charles Baker, C.S.C Hall County, GA

STATE OF GEORGIA
COUNTY OF CLARKE

THIS INSTRUMENT WAS PREPARED BY AND
SHOULD BE RETURNED TO:
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File No. 13929-8

LIMITED WARRANTY DEED

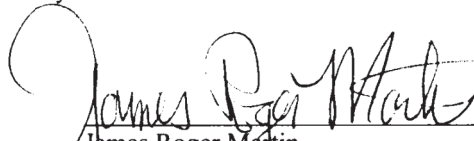
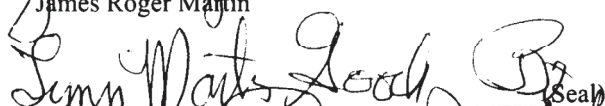
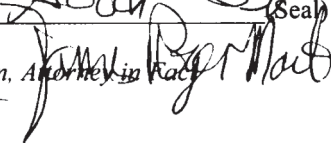
THIS INDENTURE made and entered into as of the 28th day of June, 2021, by and between **JAMES ROGER MARTIN and LYNN MARTIN GOOCH** as Parties of the First Part, and **D. BARRETT INVESTMENT PROPERTIES, L.L.C., a Georgia limited liability company**, as Party of the Second Part.

WITNESSETH, for and in consideration of Ten Dollars and other good and valuable consideration in hand paid, at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, the Parties of the First Part have granted, bargained, sold, aliened, conveyed and confirmed, and by these presents do grant, bargain, sell, alien, convey and confirm unto the said Party of the Second Part, its successors and assigns, the real property being more particularly described on Exhibit A attached hereto and incorporated herein.

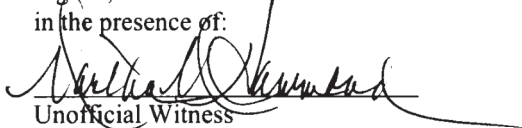
TO HAVE AND TO HOLD the said described Property with all and singular the rights, members and appurtenances thereunto appertaining, to the only proper use, benefit and behoof of the said Party of the Second Part, its successors and assigns, in Fee Simple.

And the said Parties of the First Part warrant and will forever defend the right and title to the above-described Property unto the said Party of the Second Part, its successors and assigns, against the lawful claims of all persons whomsoever owning, holding or claiming by, through or under the Parties of the First Part.

IN WITNESS WHEREOF, the Parties of the First Part have hereunto set their hands, affixed their seals and delivered these presents the day and year first above written.

 (Seal)
James Roger Martin
 (Seal)
Lynn Martin Gooch
by James Roger Martin, Attorney in Fact 

Signed, sealed and delivered
in the presence of:


Unofficial Witness


Notary Public

