

000026

After Recording, Return To:
Zack A. Rice
Boling Rice, LLC ✓
Post Office Box 244
Cumming, Georgia 30028
770/887-3162

GEORGIA, HALL COUNTY, CLERK SUPERIOR COURT
Filed in office, this 3 day of May
20 11 at 11:28 AM. Recorded in Deed
Book 6834 Page(s) 26-27
Charles Baker, Clerk By SB

ZAR/64,364

007939

HALL COUNTY, Georgia
Real Estate Transfer Tax
Paid \$ 150⁰⁰
Date May 3 2011
Charles Baker
Superior Court Clerk
By SB
PT61 069-2011 002350

GENERAL WARRANTY DEED

State of Georgia, County of Forsyth

THIS INDENTURE is made as of MAY 2, 2011, between STACY LYNN CRABTREE and TRACY COSBY FARMER (hereinafter referred to as "Grantor") and AMPRO PRODUCTS, INC., a Georgia corporation, (hereinafter referred to as "Grantee"), ("Grantor" and "Grantee" to include their respective heirs, successors, executors, administrators, legal representatives and assigns where the context requires or permits).

GRANTOR, in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency whereof are hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and does hereby grant, bargain, sell, alien, convey and confirm unto Grantee the following:

All that tract or parcel of land lying and being in the Candler Militia District of Hall County, Georgia, containing 1.93 acres, more or less, and as shown on survey of the property of James Cosbey Farmer, prepared by Henry Grady Jarrard, Registered Surveyor, dated August 7, 1979, recorded in Plat Book 75k page 148 of the Hall County Records, which is incorporated herein by reference for a more complete description thereof.

The Grantor also Quit-Claims herein any and all interest in and to any property lying between the boundaries of the above described tract and the adjoining property currently owned by the Grantee.

TO HAVE AND TO HOLD, the 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 and in FEE SIMPLE.

AND THE SAID GRANTOR WILL WARRANT and forever defend the right and title of the above described property unto Grantee and Grantee's heirs and assigns against the claims of all persons whomsoever.

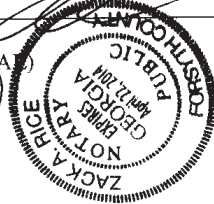
000027

EXECUTED under seal as of the date above.

Signed, sealed and delivered
in the presence of:

Vicki Deal
Witness

[Signature]
Notary Public (SEAL)



Stacy Lynn Crabtree (SEAL)
Stacy Lynn Crabtree

Tracy C. Farmer (SEAL)
Tracy Cosby Farmer

000028

GEORGIA, HALL COUNTY, CLERK SUPERIOR COURT
Filed in office, this 3 day of May
20 11 at 11:28 AM. Recorded in Deed
Book 6834 Page(s) 28
Charles Baker, Clerk By SB

ZAR/64,364

After Recording, Return To:
Zack A. Rice
Boling Rice LLC
Post Office Box 244
Cumming, Georgia 30028
770/887-3162

007940

HALL COUNTY, Georgia
Real Estate Transfer Tax

Paid \$ 0

Date May 3 2011

Charles Baker
Superior Court Clerk

By SB

PT61 069-2011002383

QUIT-CLAIM DEED

State of Georgia; County of Forsyth

THIS INDENTURE, made as of MAY 2, 2011, between JAMES C. FARMER, of the first part, and AMPRO PRODUCTS, INC., a Georgia corporation, of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION, in hand paid the receipt whereof is acknowledged, has bargained, sold, and by these presents does remise, convey and forever quit-claim to the said party of the second part, its heirs and assigns, the below described property to-wit:

All that tract or parcel of land lying and being in the Candler Militia District of Hall County, Georgia, containing 1.93 acres, more or less, and as shown on survey of the property of James Cosbey Farmer, prepared by Henry Grady Jarrard, Registered Surveyor, dated August 7, 1979, recorded in Plat Book 75k page 148 of the Hall County Records, which is incorporated herein by reference for a more complete description thereof.

The Grantor also Quit-Claims herein any and all interest in and to any property lying between the boundaries of the above described tract and the adjoining property currently owned by the Grantee.

The purpose of this Quit-Claim Deed is to release a life estate reserved in that Warranty Deed filed September 3, 2009 and recorded in Deed Book 6604, page 12. Hall County Records.

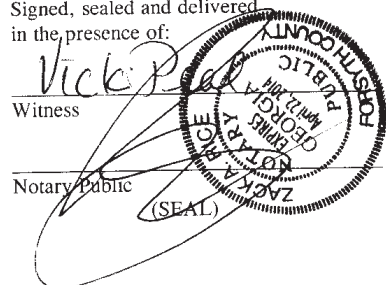
TO HAVE AND TO HOLD the said described premises to the said party of the second part, so that neither the said party of the first part nor their heirs, nor any other person or persons claiming under them shall at any time, by any means or ways, have, claim, or demand any right or title to the aforesaid described premises or appurtenances, or any rights thereof.

IN WITNESS WHEREOF, the said party of the first part has hereunto set their hand and seal, the day and year above written.

Signed, sealed and delivered
in the presence of:

Witness

Notary Public



James C Farmer (SEAL)
James C. Farmer

(SEAL.)

000029

GEORGIA, HALL COUNTY, CLERK SUPERIOR COURT
Filed in office, this 3 day of May
20 11 at 11:28 Am. Recorded in Deed
Book 6834 Page(s) 29-30
Charles Baker, Clerk By JW

007941

↓
RETURN TO: ANGELA GRANT CLARK
P.O. BOX 611
DAHLONEGA, GA 30533

HALL COUNTY, Georgia
Real Estate Transfer Tax

Paid \$ 253.00
Date 05-03-11
Charles Baker
Superior Court Clerk
By JW

PT61 069-2011-002321

SURVIVORSHIP WARRANTY DEED

STATE OF GEORGIA
COUNTY OF Hall

THIS INDENTURE, Made this 29th day of April in the Year of Our Lord Two Thousand and Eleven, between Clay L. Pilgrim and Lindsey S. Pilgrim of the County of White, and State of Georgia, as parties of the first part, and Russell J. Chamblee and Jennifer J. Chamblee of the County of Hall, and State of Georgia, as parties of the second part,

WITNESSETH, That the said parties of the first part, for and in consideration of the sum of TEN DOLLARS AND OTHER VALUABLE CONSIDERATIONS (\$10.00) 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 present does grant, bargain, sell, and convey unto said parties of the second part, 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:

SEE EXHIBIT "A" ATTACHED HERETO
AND MADE A PART HEREOF BY REFERENCE

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 the said parties of the second part, their heirs and assigns, forever, in fee simple.

And the said parties of the first part, for their heirs, executors, and administrators, will warrant and forever defend the right and title of the above described property unto the said parties of the second part, their heirs and assigns, against the claims of all persons whomsoever.

IN WITNESS WHEREOF, the said parties of the first part has hereunto set hands and affixed seals, the day and year first above written.

Signed, sealed and delivered in the presence of:

Nancy W. Trulove
Unofficial Witness

Clay L. Pilgrim (SEAL)
Clay L. Pilgrim

Angela J. Clark
Notary Public
State of Georgia

Lindsey S. Pilgrim (SEAL)
Lindsey S. Pilgrim

11re-253



000030

EXHIBIT A

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 50, 12TH DISTRICT, (GMD 1695), HALL COUNTY, GEORGIA AND BEING LOT 8 AS SHOWN ON THE FINAL SUBDIVISION PLAT PREPARED FOR KREE-J HORNE BUILDERS, INC., PREPARED BY CHRIS M. PATTON, GEORGIA REGISTERED LAND SURVEYOR, SURVEY DATE OF NOVEMBER 30, 2005 AND A PLAT DATE OF APRIL 10, 2006, RECORDED IN PLAT BOOK 849, PAGES 91-94, HALL COUNTY RECORDS. SAID PLAT IS HEREBY INCORPORATED BY REFERENCE.

THIS CONVEYANCE IS MADE SUBJECT TO AND TOGETHER WITH ANY EASEMENTS OF RECORD OR EASEMENTS ACCESSING THE ABOVE DESCRIBED PROPERTY.

11RE-253

CLP LSP

GEORGIA, HALL COUNTY, CLERK
SUPERIOR COURT FILED IN OFFICE **4559** 000189
AND RECORDED IN BOOK
PAGE(S) **189-190** THIS **5**
DAY OF **May** 20 **03** AT **11:20 am**
DWIGHT S. WOOD, CLERK BY **28** ZAR/Deed Preparation Only
071335

After Recording, Return To:
Zack A. Rice
Boling, Rice, Martin & McGruder, LLC
Post Office Box 244
Cumming, Georgia 30028
770/887-3162

018915

HALL COUNTY, Georgia
Real Estate Transfer Tax

Paid \$ **0**

Date **5-5-03**
DWIGHT S. WOOD
Clerk Superior Court

By **28**

Ampro Products INC.
2305 O'Kelley Rd
Gainesville, GA 30507

QUIT-CLAIM DEED

State of Georgia; County of Forsyth

THIS INDENTURE, made as of **APRIL 24**, 2003, between **SCOTT DUCHETTE**, of the first part, and **AMPRO PRODUCTS, INC.**, a Georgia corporation, of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION, in hand paid the receipt whereof is acknowledged, has bargained, sold, and by these presents does remise, convey and forever quit-claim to the said party of the second part, its heirs and assigns, the below described property to-wit:

All that tract or parcel of land lying and being in Candler District (GMD 1385) of Hall County, Georgia, being more particularly described on Exhibit "A" attached hereto and made a part hereof.

TO HAVE AND TO HOLD the said described premises to the said party of the second part, so that neither the said party of the first part nor their heirs, nor any other person or persons claiming under them shall at any time, by any means or ways, have, claim, or demand any right or title to the aforesaid described premises or appurtenances, or any rights thereof.

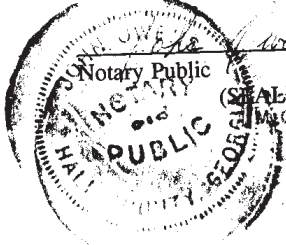
IN WITNESS WHEREOF, the said party of the first part has hereunto set their hand and seal, the day and year above written.

Signed, sealed and delivered
in the presence of:

Zack A. Rice
Witness

Scott Duchette (SEAL)
Scott Duchette

____ (SEAL)



JOHN OWENS
Notary Public, Hall County, Georgia
My Commission Expires May 12, 2006

000190

EXHIBIT A

All that tract or parcel of land lying and being in Candler District (GMD 1385) of Hall County, Georgia, being 38.82 acres and designated as Tract "B," as shown on a plat for Hugh Garrett and A.H. Seymour, as surveyed by H. P. Farley, Jr., RLS #1435, revised June 1, 1987, recorded in Plat Slide 122, page 70, of the Hall County records, which plat is incorporated herein by reference for a more complete description thereof.

And:

All that tract or parcel of land lying and being in the Candler (1385th) G.M. District of Hall County, Georgia, and being more particularly described as follows:

To establish the POINT OF BEGINNING, commence at the corner of the intersection formed by the centerline of Candler Highway, also known as State Route No. 60, with the centerline of O'Kelley Road; extending thence in a Northeasterly direction along the centerline of O'Kelley Road 1796.00 feet to a point; thence S01°07'32"E, 270.34 feet to a 3/8 inch iron pin found on the East property line of lands now or formerly of Southeastern Feed; thence S20°11'53"E along said East property line 459.44 feet to a 3/8 inch iron pin found which is the POINT OF BEGINNING; thence from said POINT OF BEGINNING, N65°58'02"E, 1312.21 feet to a 1/2 inch iron pin found; thence N65°58'02"E, 25.00 feet to the centerline of Allen Creek, also being the dividing line between Tadmore (268th) G.M. District and the Candler (1385th) G.M. District of Hall County, Georgia; thence in a Southeasterly direction along said centerline and dividing line and following the meanderings thereof the following courses and distances: S62°37'33"E, 54.76 feet to a point; thence S55°00'54"E, 182.36 feet to a point; thence S41°12'20"E, 55.20 feet to a point; and S18°06'06"E 58.01 feet to a 3/8 inch iron pin set; thence S73°52'15"W, 1471.71 feet to a 3/8 inch iron pin set; thence N20°11'53"W, 107.44 feet to the POINT OF BEGINNING. Said tract contains 6.642 acres, more or less

The above-described tract of land is a portion of that larger tract of land more particularly described in a Warranty Deed dated February 17, 1976, from David M. Lacy to Georgia Power Company, recorded in Deed Book 526, page 50, in the Office of the Clerk of Superior Court, Hall County, Georgia, and shown on a plat thereof prepared by Farley-Collins Associates, Registered Surveyors, entitled "Survey for Norman A. Swanson," dated September 25, 1992, drawing no. 4912, and on file in the Offices of Georgia Power Company, Land Department.
