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STATE OF GEORGIA,
COUNTY OF HALL.

Return to
McCormack Law Firm
1730 Thompson Bridge Road
Gainesville, GA 30501

QUIT CLAIM DEED

THIS INDENTURE made this 22nd day of September, 2020, by and between RON HOLLIS FAMILY ENTERPRISES, LLLP party of the first part, hereinafter referred to as "Grantor", BRIAN HOLLIS PROPERTIES, LLC, party of the second part hereinafter referred to as "Grantee", the words "Grantor" and "Grantee" to include the neuter, masculine, and feminine genders, the singular and the plural:

WITNESSETH:

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00) and other good and valuable consideration delivered to Grantor by Grantee at and before the execution, sealing and delivery hereof, the receipt and sufficiency of which is hereby acknowledged, the Grantor has and hereby does remise, convey, and forever quitclaim unto Grantee and the heirs, legal representatives, successors and assigns of Grantee:

All that tract or parcel of land as more particularly described on the attached Exhibit "A", which is incorporated herein by reference, and made a part hereof.


This being the same property described in a Quit Claim Deed dated March 17, 2015 from Ronald Eugene Hollis, Sr., as Trustee of the Credit Shelter Trust U/W of Jamie M. Hollis to Ron Hollis Family Enterprises, LLLP recorded on August 31, 2015 in Deed Book 7576, Pages 641-643, Hall County, Georgia Deed Records.

The purpose of this Quit Claim Deed is to release all of Grantor's interest in and to the property described on the attached Exhibit "A" to Grantee.


NO TITLE WORK PERFORMED

TO HAVE AND TO HOLD said tract or parcel of land in order that neither Grantor nor any person claiming under Grantor shall at any time, by any means or ways, have, claim or demand any right or title to said land or any of the rights, members and appurtenances thereof.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year first above written.

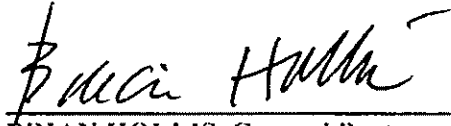


WITNESS



NOTARY PUBLIC

RON HOLLIS FAMILY ENTERPRISES, LLLP

BY:  (SEAL)

BRIAN HOLLIS, General Partner

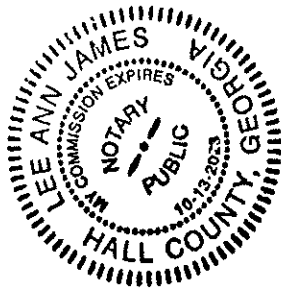


EXHIBIT "A"

All that tract or parcel of land more particularly described as follows:

BEGINNING at an iron pin at the intersection of the southwesterly right of way of Chestnut Street and northwesterly right of way line of Ridge Road for a distance of 500 feet to and iron pin; thence N54°15'W, 345 feet to an iron pin; thence N24°44'E, 404.2 feet to an iron pin in the southwesterly right of way line of Chestnut Street; thence S68°00'E, along the southwesterly right of way line of Chestnut Street to the point of beginning. Said parcel of land containing 174,020 square feet or 3.995 acres, more or less, and being substantially located as shown on a survey prepared by Patton-Pless & Associates, dated May 11, 1966, attached hereto and made a part hereof; and being a portion of the land acquired by Seaboard Air Line Railroad Company from Howard Fuller and Joan Fuller Jackson by deed dated April 1, 1963, recorded in Deed Book 261, recorded in Deed Book 261, page 472 of the Hall County, Georgia, Deed Records.

This also being the same property as conveyed to West Cash & Carry Building Materials of Gainesville, Georgia, Inc., by Warranty Deed dated October 31, 1967 and recorded in Deed Book 358, page 441 of Hall County, Georgia, Deed Records.

This also being the same property as described in a Limited Warranty Deed dated May 14, 2001 from West Equipment Company to Ronald E. Hollis, Sr., and Jamie Hollis as recorded in Deed Book 3887, pages 659-662 of the Hall County, Georgia, Deed Records.

This being the same property as described in an Assent to Devise dated December 31, 2013 from Jamie M. Hollis to Ronald Eugene Hollis, as Trustee of the Credit Shelter Trust U/W of Jamie M. Hollis recorded on April 30, 2014 in Deed Book 7357, pages 739-741 Hall County, Georgia Deed Records.