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CLERK: Charles Baker, C.S.C
Hall County, GA

210980RT
Russell C Petersen, LLC
P.O. Box 6499
Gainesville, GA 30504

LIMITED WARRANTY DEED

**STATE OF GEORGIA
COUNTY OF HALL**

THIS INDENTURE made September 27th, 2021, between INDEVCO DEVELOPMENT LLC, as party or parties of the first part, hereinunder called Grantor, and HARDY LAND PARTNERS, LLC, 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'S (\$10.00) 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, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee, the following described property, together with all improvements located thereon, to wit:

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

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 by, through and under the above named grantor.

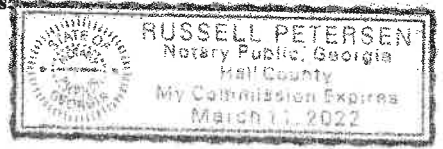
IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal this day and year first above written.

Signed, sealed and delivered in the presence of:

Russell C Petersen
Witness
[Signature]

INDEVCO DEVELOPMENT LLC
By: *[Signature]* (Seal)
BENNY R. SIMS, SOLE MEMBER
By: _____ (Seal)

Notary Public
My Commission Expires:
(NOTARY SEAL)



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WITNESSETH that: Grantor, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) 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, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee, the following described property, together with all improvements located thereon, to wit:

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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 by, through and under the above named grantor.

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:

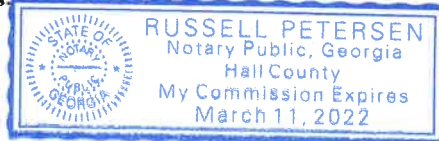
INDEVCO DEVELOPMENT LLC

Russell C Petersen
Witness
Wesley Chamber

By: *[Signature]* (Seal)
BENNY R. SIMS, SOLE MEMBER

Notary Public
My Commission Expires:
(NOTARY SEAL)

By: _____ (Seal)



210980RT

Exhibit "A"

ALL THAT TRACT AND PARCEL OF LAND LYING AND BEING IN LAND LOTS 114 AND 121 OF THE 10TH LAND DISTRICT OF HALL COUNTY, GEORGIA AND BEING MORE PARTICULARLY DEPICTED AS TRACTS 1, 2, 3, 4 AND 5 ON THAT PLAT OF SURVEY ENTITLED "DIVISION OF PARENT TRACT FOR INDEVCO DEVELOPMENT, LLC," PREPARED BY RICHARD E. MILLARD, GEORGIA REGISTERED LAND SURVEYOR NO. 6044 OF ROCHESTER AND ASSOCIATES, INC., DATED JANUARY 30, 2019 AND RECORDED AT PLAT BOOK 877, PAGES 77-78 OF THE HALL COUNTY, GEORGIA PLAT RECORDS. SAID PLAT BEING INCORPORATED HEREIN BY REFERENCED THERETO.

