

Return To:
Lee Rollin Taylor
4 River Street
Ellijay, GA 30540

Recording Only:

Gilmer County, Georgia
Real Estate Transfer Tax
Amount Paid \$ 12.50
Date August 10, 1998
Blondie Sue Johnson
Clerk of Superior Court

GEORGIA, Gilmer County
Clerk of Superior Court
Filed for Record 08-10-98
At 12:00 P.M. Recorded 8-17-98
Book 617 Page 460
Blondie Sue Johnson
Clerk of Superior Court

WARRANTY DEED

State of Georgia, Gilmer County

THIS INDENTURE, Made this 29th day of July in the year of our Lord One Thousand Nine Hundred and Ninety-eight between TERRY HENSLEY, J. RONALD KNIGHT and DEWELL SANFORD of the County of Gilmer and State of Georgia of the first part, and ROBERT C. MCNAIR of the Country of Germany of the second part:

WITNESSETH, That the said parties of the first part, for and in consideration of the sum of Ten Dollars (\$10) 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, have granted, bargained, sold and conveyed, and by these presents do grant, bargain, sell and convey unto the said party of the second part, his heirs and assigns, all the following described property, to wit:

All that tract or parcel of land lying and being in Original Land Lot 210 of the 11th District and 2nd Section of Gilmer County, Georgia, consisting of 2.49 acres, and being designated as Tract 31, as shown on plat of survey for Hidden Hills. Said plat, dated June, 1987, by Donald O. Babb, G.R.L.S. No. 2029, recorded in Plat Book 18, Page 179, Gilmer County Records, is incorporated herein by reference.

This conveyance is made subject to those certain covenants and restrictions, as set out in declaration recorded in Deed Book 205, Page 551, Gilmer County Records.

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 ROBERT C. MCNAIR the said party of the second part, his 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 to the above described property unto the said party of the second part his heirs and assigns, against the claims of all persons whomsoever.

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

Signed, sealed and delivered in the presence of:

Terry Hensley (Seal)
TERRY HENSLEY

J. Ronald Knight (Seal)
RONALD KNIGHT

Robert C. McNair
(Witness)

DeWELL SANFORD (Seal)
DEWELL SANFORD

Amy Lowman
(Notary Public)

_____ (Seal)