

243 Hatcher Road

PREPARED BY: Edwin S. Varner, PC
RECORD & RETURN TO:
Edwin S. Varner, PC
1719 Russell Parkway
Warner Robins, Georgia 31088

BOOK 1472 PAGE 85

File No: 99-02626

5-220
5-219

32405
\$200

Georgia, Houston County
Real Estate Transfer Tax

GEORGIA, HOUSTON COUNTY
SUPERIOR COURT

AUG - 3 1999

AUG - 3 1999

Paid \$ 40.00
Conroy V. Sullivan
Clerk Superior Court

Recorded in Book 1472 Page 85-86
Conroy V. Sullivan, Clerk

WARRANTY DEED

STATE OF Georgia - Houston COUNTY

THIS INDENTURE, Made this 30th day of July, in the year one thousand nine hundred ninety-nine, between Glennic Properties, Inc.

of the County of Houston, and State of Georgia, as party or parties of the first part, hereinafter called Grantor, and Virgil Williams

Whose Mailing Address is: 105 Wake Forest Drive, Warner Robins, Georgia 31093-1008

of the County of Houston, and State of Georgia, 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 Other Good and Valuable Consideration and Ten and No/100 (10.00) DOLLARS

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, all the following described property, to-wit:

See Exhibit "A" attached hereto and by this reference made a part hereof.

This conveyance and the warranties hereinafter contained are made subject to any and all restrictions, easements, covenants and rights-of-way affecting said described property in addition to any Restrictive Covenants of record at the Clerk's Office, Houston Superior Court.

FILED
HOUSTON COUNTY
1999 AUG - 3 PM 2:24
CLERK SUPERIOR COURT

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 whomsoever.

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

Signed, sealed and delivered in the presence of:

[Signature]
Witness
[Signature]
Notary Public

Glennic Properties, Inc.
By: *[Signature]* (Seal)

As Its PRESIDENT (Seal)

(Seal)

(Seal)

LAURA LYN MCANALLY
Notary Public
STATE OF GEORGIA
My Comm. Exp. 6/10/02

(Continued on next page)

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Exhibit "A"

1. All that tract or parcel of land situate, lying and being in Land Lot 117 of the Fifth (5th) Land District of Houston County, Georgia, being known and designated as Lots 5 & 6, Section No. 1, Imperial Forest Subdivision, according to a revised plat of said subdivision of record in Plat Book 33, Page 196, Clerk's Office, Houston Superior Court.

LESS and EXCEPT: All that tract or parcel of land situate, lying and being in Land Lot 117 of the Fifth (5th) Land District of Houston County, Georgia, being known and designated as Lot 5B, containing 0.091 acres, Section No. 1, Imperial Forest Subdivision according to a Survey For Robert L. Richards & Carol Richards of record at Plat Book 45, Page 69, Clerk's Office, Houston Superior Court.

2. AND ALSO: All that tract or parcel of land situate, lying and being in Land Lot 90 of the Fifth (5th) Land District of Houston County, Georgia, being known and designated as Lot 33, Block "D", Section No. 2, Phase No. 2, Barrington Subdivision, according to a plat of said subdivision of record at Plat Book 43, Page 152, Clerk's Office, Houston Superior Court.

All referenced plats and the records thereof are incorporated herein by reference for all purposes.

V.W.

RECORDED
Carolyn V. Sullivan, Clerk

AUG - 3 1999

File No: 99-02626