

# WARRANTY DEED

STATE OF GEORGIA COUNTY OF GWINNETT

THIS INDENTURE, Made the 24th day of August, in the year one thousand nine hundred ninety-two, between

GUY E. HOWELL, JR. and PEGGY HOWELL

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

INA CHILDS MOSS

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 an in consideration of the sum of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATIONS—(\$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 that tract or parcel of land, with improvements thereon, situate lying and being in the 192nd G.M. District of Elbert County, Georgia, and being shown and designated as Tract One, containing 25.82 acres, more or less, on the North side of Welcome Church Road, on a plat thereof prepared by C.M. Rucker, Surveyor, dated July 27, 1987, and being recorded in Plat Book 13, page 134, Elbert County, Georgia records, reference being made to said plat for a more complete and accurate description.

GEORGIA, ELBERT COUNTY  
OFFICE OF CLERK OF SUPERIOR COURT  
FILED FOR RECORD Oct 8 1992  
AT 8:30 O'CLOCK A.M.  
RECORDED Oct 8 1992 IN  
Book 192 PAGE 73  
Atty. Anderson CLERK

Elbert County, Georgia  
Real Estate Transfer Tax  
Paid \$ 33.00  
Date 10-8-92  
Atty. Anderson  
Clerk of 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.

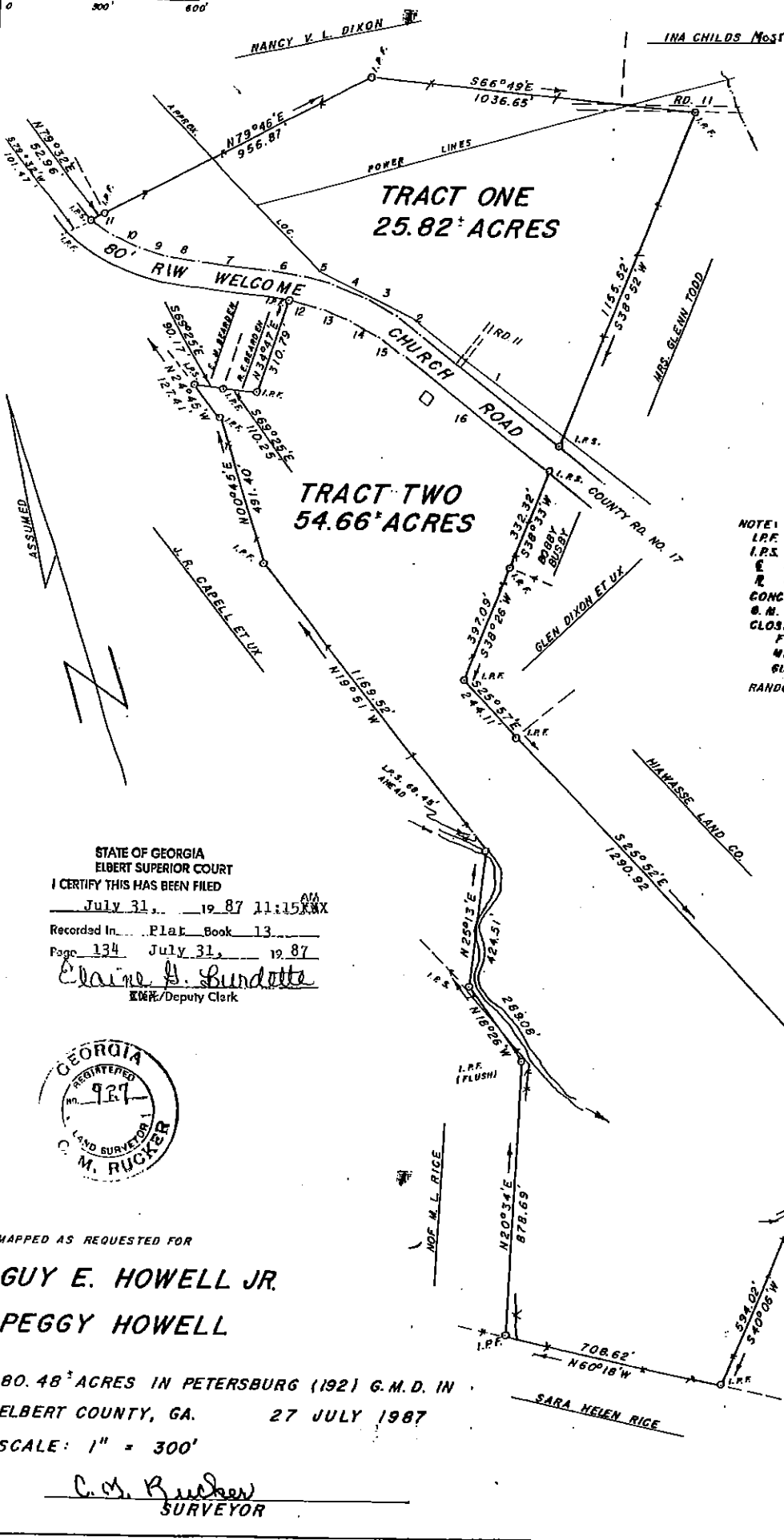
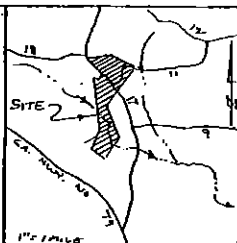
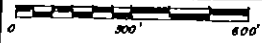
AND THE SAID Grantor will warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of all persons whomsoever.

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

Signed, sealed and delivered in presence of:

[Signature]  
Witness:  
[Signature]  
Notary Public:  
Notary Public, Gwinnett County, Georgia  
My Commission Expires Feb. 26, 1995  
My commission expires:

[Signature] (Seal)  
GUY E. HOWELL, JR.  
[Signature] (Seal)  
PEGGY HOWELL  
\_\_\_\_\_ (Seal)



LINE	BEARING	DISTANCE
1	N34°11'W	567.64'
2	N35°50'W	102.46'
3	N42°35'W	112.38'
4	N50°56'W	112.38'
5	N59°24'W	111.41'
6	N64°15'W	107.66'
7	N65°09'W	206.16'
8	N64°06'W	100.38'
9	N67°57'W	99.11'
10	N47°49'W	98.19'
11	N37°02'E	86.98'
12	S58°37'E	105.14'
13	S51°24'E	100.67'
14	S42°54'E	102.80'
15	S35°52'E	100.14'
16	S34°11'E	593.42'

NOTE:  
 L.P.F. - IRON PIN FOUND  
 I.P.S. - IRON PIN SET  
 E - CENTER LINE  
 R - PROPERTY LINE  
 CONC. - CONCRETE MONUMENT  
 S.M. - GRANITE MONUMENT  
 CLOSURE:  
 FIELD - 1 IN 5000+  
 MAP - 1 IN 10,000+  
 SURVEY  
 RANDOM TRAVERSED

STATE OF GEORGIA  
 ELBERT SUPERIOR COURT  
 I CERTIFY THIS HAS BEEN FILED  
 July 31, 1987 11:15 AM  
 Recorded In Plat Book 13  
 Page 134 July 31, 1987  
 Elaine D. Burdette  
 Clerk/Deputy Clerk



MAPPED AS REQUESTED FOR  
**GUY E. HOWELL JR.**  
**PEGGY HOWELL**

80.48 ACRES IN PETERSBURG (192) G.M.D. IN  
 ELBERT COUNTY, GA. 27 JULY 1987  
 SCALE: 1" = 300'

*C. M. Rucker*  
 SURVEYOR