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GEORGIA, HALL COUNTY, CLERK SUPERIOR COURT
Filed in office, this 2 day of April
20 13 at 3:58 Pm. Recorded in Deed
Book 7163 Page(s) 674-675
Charles Baker, Clerk By JW
000674

HALL COUNTY, Georgia
Real Estate Transfer Tax

Paid \$ 360.00

Date 4-2-13

Charles Baker
Superior Court Clerk

By JW

PT61 069-2013001998

Return to: Carla J. Walker File: V
Whelchel, Dunlap, Jarrard & Walker, LLP
P. O. Box One
Gainesville, Ga. 30503
File 45725

WARRANTY DEED 007081

GEORGIA, HALL COUNTY

THIS INDENTURE, made the 2nd day of April, 2013, between **MARY BETH WOOD BEGLEY f/k/a MARY BETH WOOD**, Grantor, and **DEBORAH ROBINSON BAILEY**, Grantee,

WITNESSETH:

That the said Grantor, for and in consideration of **TEN (\$10.00) DOLLARS AND OTHER VALUABLE CONSIDERATIONS**, at and before the sealing and delivery of these presents, the receipt and sufficiency whereof is acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell and convey unto the Grantee:

All that tract or parcel of land, together with improvements thereon, lying and being in the City of Gainesville, Hall County, Georgia, known and designated as **all of Lot 14 of The Island Subdivision**, as shown by the subdivision survey prepared by Farley-Collins & Associates, Registered Surveyor, dated February 5, 1981, revised February 9, 1981, and recorded in Plat Book 82, pages 32-33, Hall County Georgia Plat Records. Reference to said plat and the record thereof is hereby made for a more complete description of said property. **This property being known as 2410 Island Drive, Gainesville, Georgia.**

This being the same property described in the Warranty Deed from A. Frank Wiegand, Jr. to Mary Beth Wood dated May 5, 1997, recorded Deed Book 2869, page 136 of the Hall County Deed Records.

Said property being subject to all easements, restrictions, covenants and matters of survey affecting the property, if any.

TO HAVE AND TO HOLD the said premises, together with all rights and appurtenances unto the said Grantee, forever in **FEE SIMPLE**, and the said Grantor **WARRANTS** the title to same against the lawful claims of all persons whomsoever.