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JACKSON AND HARDWICK
1707 Mount Vernon Road
Atlanta, Georgia 30338

FILE NO. 98-26838
JACKSON AND HARDWICK
1707 MOUNT VERNON ROAD
DUNWOODY, GEORGIA 30338

WARRANTY DEED

STATE OF FLORIDA, COUNTY OF MIAMI-DADE

145

This Indenture made this 30th day of April, in the year One Thousand Nine Hundred Ninety-Eight, between LORRAINE MAGARO WHITSON, of the County of MIAMI-DADE, State of FLORIDA, as party or parties of the first part, hereinafter called Grantor, and CRAIG KELLER and SUZANNE STOKES, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP, 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).

*A/K/A SUSANNE STOKES
WITNESSETH that: Grantor, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars 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, 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 LYING AND BEING IN LAND LOTS 56 AND 57 OF THE 9TH DISTRICT OF HALL COUNTY, GEORGIA, BEING TRACT 10, BLOCK "C", PHASE 1 OF CHATTAHOOCHEE BLUFFS SUBDIVISION AS PARTICULARLY DESCRIBED ON THE SUBDIVISION PLAT RECORDED IN PLAT BOOK 57, PAGES 198-205, HALL COUNTY, GEORGIA PLAT RECORDS. REFERENCE TO SAID PLAT AND THE RECORD THEREOF IS HEREBY MADE FOR MORE COMPLETE DESCRIPTION OF SAID PROPERTY.

Georgia, Hall County, Clerk Superior Court
Filed in office, this 11 day of May
1998 at 8:00 A M. Recorded in
Book 3179 Page(s) 145
this 12 day of May, 1998
DWIGHT S. WOOD, CLERK, by: DA
45150 + 45062

HALL COUNTY, Georgia
Real Estate Transfer Tax
Paid \$ 33.00
Date 5-11-98
DWIGHT S. WOOD
Clerk of Superior Court
By DA

SUBJECT to restrictive covenants and general utility easements of record.

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

Lorraine Magaro Whitson (Seal)
LORRAINE MAGARO WHITSON

Roy C. Olsen, Sr.
Notary Public 1741 N.E. 138 ST.
N. MIAMI, FL 33181-1315

Roy C. Olsen, Sr. (Seal)
Notary Public, State of Florida
Commission No. CC 598209
My Commission Exp. 12/11/2000
Sealed Through Fla. Notary Service & Bonding Co.

