

RETURN RECORDED DOCUMENT TO:

SCOTT A. HODGIN, ESQUIRE  
TALBEE, RUSHING, SHIPLEY,  
HARDIN & HODGIN, LLC  
1300 MERCHANTS WAY, SUITE 201  
STATESBORO, GEORGIA 30458

FILED  
BULLOCH COUNTY  
CLERK'S OFFICE

2015 DEC 17 PM 2:14

*Heather Banks McNeal*  
CLERK OF COURT

DOC# 008599  
RECORDED IN OFFICE  
12/17/2015 02:40 PM  
BK:2325 PG:214-215  
HEATHER BANKS MCNEAL  
CLERK OF COURT  
BULLOCH

*Heather Banks McNeal*

REAL ESTATE TRANSFER TAX  
PAID: \$15.00

PT-61 014-2015-002807

STATE OF GEORGIA    ]  
                                  ]  
COUNTY OF BULLOCH ]

**LIMITED WARRANTY DEED**

THIS INDENTURE made this 17th day of December, 2015, between LYNN M. HAMILTON, of the County of Jefferson, and of the State of Kentucky, (hereinafter referred to as "Grantor") and JOSEPH M. LANIER, of the County of Bulloch, and of the State of Georgia, (hereinafter referred to as "Grantee"), ("Grantor" and "Grantee" to include their respective successors, legal representatives and assigns where the context requires or permits).

**WITNESSETH:**

GRANTOR, in consideration of the sum of Ten (\$10.00) Dollars and other valuable consideration, the receipt and sufficiency whereof are hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and does hereby grant, bargain, sell, alien, convey and confirm unto Grantee, all of the following described property, to-wit:

All those certain lots of land situate, lying and being in the 1209th GMD of Bulloch County, Georgia, and in the City of Statesboro, and being known and designated as Lot Numbers 4 and 5 on the W. M. Johnson Subdivision Plat. A copy of which is of record in the Office of the Clerk of Bulloch County, Georgia, in Plat Book 1, Page 79. Said plat and the description thereon are by reference incorporated herein by reference. Property more commonly referred to as 340 Johnson Street, Statesboro, Georgia 30458.

TO HAVE AND TO HOLD the above-described property, 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 Grantees forever in FEE SIMPLE.

AND GRANTOR WILL WARRANT and forever defend the right and title to the above-described property unto Grantees against the claims of any persons owning, holding or claiming by, through or under Grantor.

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

  
LYNN M. HAMILTON

Signed, sealed and delivered  
in the presence of:



Witness



Notary Public

My Commission Expires: Aug 13<sup>th</sup> 2016

[SEAL]

