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0039

AFTER RECORDING
RETURN TO:
HORNE & HORNE, P.C.
P.O. BOX 37
DAHLONEGA, GA 30533

Georgia, Hall County, Clerk Superior Court
Filed in office, this 12 day of Oct
19 99 at 10:00 A.M. Recorded in
Book 3570 Page(s) 39-40
this 13 day of Oct 19 99
DWIGHT S. WOOD, CLERK, by CW

032556

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Ch. # 6366 mail (X)

HALL COUNTY, Georgia
Real Estate Transfer Tax

Paid \$ \$ 26.50
Date 10/12/99
DWIGHT S. WOOD
Clerk Superior Court
By CW

SURVIVORSHIP (WARRANTY) DEED

STATE OF GEORGIA,
COUNTY OF LUMPKIN.

THIS INDENTURE, Made this 7th day of October in the Year of Our Lord One
Thousand Nine Hundred and Ninety-nine (1999), between Turk Building & Design, Inc., a
Corporation of the State of Georgia, of the first part, and William Hopkins and Amy D.
Hopkins of the State of Georgia, and County of Hall, of the second part,

WITNESSETH: That said party of the first part, for and in consideration of the sum of
TEN AND NO/100s DOLLARS (\$10.00) and Other Valuable Consideration, in hand paid, at and
before the sealing and delivery of these presents, the receipt of which is hereby acknowledged, has
ranted, bargained, sold and conveyed and by these presents does grant, bargain, sell and convey
unto the said parties of the second part as tenants in common, for and during their joint lives, and,
upon the death of either of them, then to the survivor of them, in fee simple, together with every
contingent remainder and right of reversion, and to the heirs and assigns of said survivor, the
following described property:

All that tract or parcel of land lying and being in Land Lot 103 of the 11th District of
Hall County, Georgia, consisting of 1.777 acres, more or less, together with all improvements
located thereon, and being more particularly set out as Lot 11 of the Timbercreek Subdivision
on a plat of survey dated December 6, 1998, revised January 8, 1999, and January 15, 1999,
prepared by William H. Collins, Georgia Registered Land Surveyor. This plat is recorded in Plat
Slide 742, Pages 249A-250A, and Plat Slide 743, Page 1A, Hall County Records, and is
incorporated herein by reference for a more detailed description.

This property is conveyed subject to that Declaration of Protective and Restrictive
Covenants for the Timbercreek Subdivision dated September 12, 1999, as recorded in Deed Book
3492, Pages 119-126, Hall County Records.

This property is conveyed subject to all easements for roads and utilities in use or of
record.

TO HAVE AND TO HOLD the said described 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 parties of the second part, as
tenants in common, for and during their joint lives, and upon the death of either of them, then to
the survivor of them, in fee simple, together with every contingent remainder and right of
reversion, and to the heirs and assigns of said survivor.

AND THE SAID party of the first part, its successors and assigns, will warrant and
forever defend the right and title to the above described property, unto the said parties of the
second part, as hereinabove provided, against the claims of all persons whomsoever.

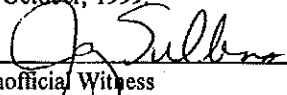
Page Two
Survivorship Warranty Deed
Hopkins/Turk

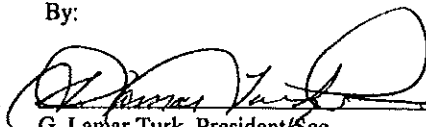
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IN WITNESS WHEREOF, the said party of the first part, acting by and through its appropriate officers, has hereunto set its hand and seal, the day and year above written.

Signed, sealed and delivered
in our presence this 7th day
of October, 1999

TURK BUILDING & DESIGN, INC.
By:


Unofficial Witness

 (SEAL)
G. Lamar Turk, President/Sec.


Notary Public
Commission Expires: 8/9/03

