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PT-61 # 067-2009-000361
GWINNETT CO. GEORGIA
REAL ESTATE TRANSFER TAX
\$ 175⁰⁰
TOM LAWLER CLERK OF
SUPERIOR COURT

FILED AND RECORDED
CLERK SUPERIOR COURT
GWINNETT COUNTY, GA
09 JAN 22 PM 2:00
TOM LAWLER, CLERK

STATE OF GEORGIA
COUNTY OF **GWINNETT**

WARRANTY DEED

THIS INDENTURE made this **22nd** day of **December, 2008**, between

Walter B. Forrister and Cindy L. Forrister,

as party or parties of the first part, hereinafter called Grantor, and

Ellen M. Cormier and Donald F. Cormier,

as Joint Tenants with Rights 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).

WITNESSETH that: Grantor, for and in consideration of the sum of TEN DOLLARS and other good and valuable consideration (\$10.00) 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, the following described property:

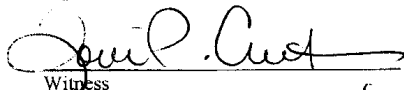
All that tract or parcel of land lying and being in Land Lot 109 of the 7th District, Gwinnett County, Georgia, being known and designated as Lot 4, Block B, Village at Cabot's Cove, Unit One (formerly part of Cabot's Cove at Richland-Unit One) as per plat recorded at Plat Book 51, Page 30, Gwinnett County, Georgia records, which plat is incorporated into and made a part of this description.


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.

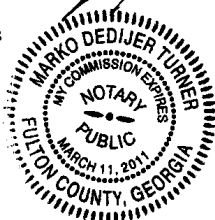
IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal this first day and year first above written.

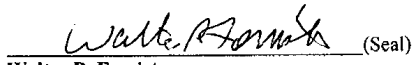
Signed, sealed and delivered in the presence of:



Witness


Notary Public
My commission expires

[Attach Notary Seal]




Walter B. Forrister (Seal)


Cindy L. Forrister (Seal)

(Seal)

0005403
(Seal)