

Deed Book 15860 Page 352
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2021-0013924
Real Estate Transfer Tax \$380.00
Connie Taylor
Clerk of Superior Court
Cobb County, GA
Participant IDs: 1029433704
7067927936

Return Recorded Document to:
Bowling Law, LLC.
4807 S. Main Street
Acworth, GA 30101

WARRANTY DEED

STATE OF GEORGIA

COUNTY OF Cobb

File #: 2020-357

This Indenture made this 29th day of January, 2021 between Dreamseeker Investors LLC, of the County of Cobb, State of Georgia, as party or parties of the first part, hereinafter called Grantor, and Whitney Leigh Earhart and Brett Bennett as joint tenants with right of survivorship and not as tenants in common, 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).

W I T N E S S E T H 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,

The land referred to in this Commitment is described as follows:

All that tract or parcel of land lying and being in Land Lot No. 46 of the 20th District, 2nd Section, Cobb County, Georgia, being Lot 3 of the R.S. Tippin Subdivision, Block "E", according to a plat of survey made by E.B. Respass, Reg. Surveyor in October 1946, a copy of which is recorded in Plat Book 6, page 125, Cobb County, Georgia records, which plat is incorporated herein by reference for a more complete description.

This Deed is given subject to all easements and restrictions of record, if any.

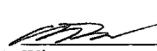
TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of the said Grantee forever in **FEE SIMPLE**.

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.

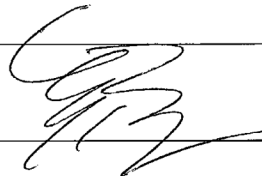
4413 Westside Dr
Acworth, GA 30101

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

Signed, sealed and delivered in the presence of:

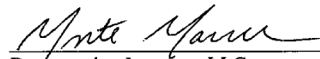


Witness



Notary Public





(Seller)
Dreamseeker Investors LLC
By: Monte Mann, President

(Seller)

(Seller)

(Seller)