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Please return to:
Gary Lawson & Associates, P.C.
1125 Commerce Drive, Suite 300
Peachtree City, GA 30269
File # 17-LAW-0776

099 2017 000369

Deed Doc: WD
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Georgia Transfer Tax Paid : \$303.00
KYMESHIA T. GIBSON
Clerk Superior Court, MERIWETHER County, Ga.
Bk 00861 Pg 0364-0365

STATE OF GEORGIA
COUNTY OF FAYETTE

LIMITED WARRANTY DEED

THIS INDENTURE made this 6th day of April, 2017 between

Dennis Roach and Rebecca Roach

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

**Jon David Murchison and Lisa Marie Murchison
as Joint Tenants With 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).

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:

Tract No. 1:

All that tract or parcel of land lying and being in Land Lot 76 of the 10th Land District of Meriwether County, Georgia, and being more particularly described as follows:

Beginning at an iron pin located at the Northwest corner of Land Lot 76 of the 10th Land District; thence run South, along the West line of Land Lot 76, a distance of 1288.00 feet to an iron pin located on the Northeasterly right-of-way of Strickland Town Road; thence running South 80 degrees 45 minutes East, along the Northeasterly side of Strickland Town Road, a distance of 539.00 feet to a point; thence continuing South 67 degrees 30 minutes East along the Northeasterly right-of-way of Strickland Town Road, a distance of 184.00 feet to a point; thence continuing South 73 degrees 30 minutes East, along the Northeasterly side of Strickland Town Road, a distance of 339.00 feet to a point; thence leaving said right-of-way, and running North a distance of 1524.00 feet to a point on the North line of Land Lot 76; thence running West, along the North line of Land Lot 76 to an iron pin and the point of beginning.

Said tract contains 33.50 acres, more or less, and is more particularly described on that certain plat by Earnest Porch, dated 05/17/1951, and recorded in Plat Book 2, Page 104, Meriwether County, Georgia records. Said plat is referred to herein for a more complete and accurate description of the metes and bounds of said property.

Tract No. 2:

All that tract or parcel of land lying and being in Land Lot 76 of the 10th Land District of Meriwether County, Georgia, and being more particularly described as follows: