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Fee Amt: \$12.00 Page 1 of 2
Transfer Tax: \$0.00
Fannin Co. Clerk of Superior Court
DANA CHASTAIN Clerk of Courts
BK **769** PG **388-389**

PLEASE CROSS-REFERENCE TO WARRANTY DEEDS RECORDED IN DEED
BOOK 33, PAGE 131 AND DEED BOOK 34, PAGE 23, FANNIN COUNTY DEED
RECORDS.

Deed preparation only, no title search performed or requested.

RETURN RECORDED DOCUMENT TO:

Victoria Kirkland

1577 Lowery Rd
Morganston Ga 30560

Grantor's Address:

Barbara Ann Kirkland n/k/a Barbara Ann Adams, as Executor of the Last
Will and Testament of Clarence Kirkland, deceased
4960 Boy Scout Road
Blairsville, GA 30512

Grantees' Address:

Victoria Kirkland

1577 Lowery Rd
Morganston Ga 30560

File #: DPO -

7-1-35 // P/O 0022 120

STATE OF GEORGIA
COUNTY OF FANNIN

EXECUTOR'S DEED

THIS INDENTURE, Made this 24th day of January, in the year of our Lord, Two Thousand and Seven, between **Barbara Ann Kirkland n/k/a Barbara Ann Adams, as Executor of the Last Will and Testament of Clarence Kirkland, deceased, late of the State of Georgia, County of Fannin**, as party or parties of the first part, hereinafter referred to as "Grantor," and **Victoria Kirkland**, as party or parties of the second part, hereinafter referred to as "Grantee" (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits):

WITNESSETH: That the Grantor (acting under and by virtue of the power and authority contained in the said will, the same having been duly probated and recorded in the Probate Court of Fannin County, Georgia), for and in consideration of the sum of TEN DOLLARS AND OTHER 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 all the following described property, to wit:

All that tract or parcel of land lying and being in the 7th District, 1st Section of Fannin County, Georgia, being a part of Land Lot 35, and being further described as Tract 5, 2.94 acres, more or less, as shown on that plat of survey prepared for Clarence Kirkland Estate by J. Jason Henson, G.R.L.S. #3007, dated November 11, 2006, said plat of survey recorded in Plat Hanger D-389, Page 6, Fannin County Deed records. Said plat of survey is incorporated herein by reference thereto for a more complete and accurate metes and bounds description of the above-described property.

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