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Return to: MCMANAMY MCLEOD HELLER, LLC
11525 Haynes Bridge Road, Ste. 250
Alpharetta, GA 30009
File # 18-15-0887

RS

1170

STATE OF GEORGIA
COUNTY OF FULTON

LIMITED WARRANTY DEED

THIS INDENTURE made this **30th day of April, 2018** between

Mark J. Broughan and Gloria Broughan

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

Amy Bryant

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 and lying and being in Land Lot 305 of the 2nd District, 1st Section, Forsyth County, Georgia, being known and designated as Lot 192 of Phase 1, Unit 2 of Stonehaven Pointe, as shows on that certain final Subdivision plat recorded at Plat Book 86, Pages 250 through 267, said plat being re-recorded at Plat Book 108, Page 170-187, Forsyth County, Georgia Records, reference to said plat of survey and the record thereof being hereby made for a more complete legal description.

PARCEL IDENTIFICATION NUMBER 105 637

See Special Power of Attorney attached as Exhibit "A"

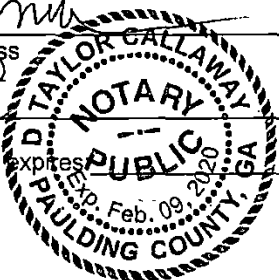
TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of the said Grantee forever in FEE SIMPLE.

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 passing by or through Grantor.

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:

[Signature]
Unofficial Witness
[Signature]
Notary Public
My Commission expires
[Notary Seal]



Mark J. Broughan, by Gloria Broughan, as attorney in fact
Mark J. Broughan, by Gloria Broughan, as attorney in fact
[Signature] (Seal)
Gloria Broughan

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Fee Amt: \$285.00 Page 1 of 4
Transfer Tax: \$269.00
Forsyth County, GA
Greg G. Allen Clerk Superior Ct
BK **8540** PG **20-23**