

Blackburn & Adair, LLC  
2475 Northwinds Parkway  
Suite 525  
Alpharetta, GA 30009

Deed Book **13652** Pg **487**  
Filed 01/11/2016 09:40 AM  
28-2016-000824  
Transfer Tax 344.10  
Penalty 0.00  
Patty Baker  
Clerk of Superior Court Cherokee Cty, GA

**WARRANTY DEED**

STATE OF GEORGIA

COUNTY OF FULTON

THIS INDENTURE, made the 30th day of December, 2015 between

**Pulte Home Corporation**

of the County of Gwinnett, and State of Georgia, as party or parties of the first part, hereinafter called Grantor, and

**Steven C Sutton and Ashley W Sutton, as joint tenants with the 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 TEN DOLLARS and other good and valuable considerations---(\$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,

All that tract or parcel of land lying and being in Land Lot 962 of the 15 District, 2nd Section, of Cherokee County, Georgia, and being Lot 109 of Woodview Enclave Subdivision, Northside, Phase 2A as per plat recorded at Plat Book 115, Page 162-169, Cherokee County, Georgia Records, which plat is incorporated herein and made a part hereof by reference.

This conveyance is made subject to all covenants, easements and restrictions of record.

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 Grantor 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 signed and sealed this deed, the day and year above written.

Signed, sealed and delivered  
in the presence of:

(Unofficial Witness)  
Lisa Howell  
Notary Public

**Pulte Home Corporation**

By: Julie Solaro (Seal)  
Closing Coordinator

(Affix Corporate Seal)

Blackburn & Adair, LLC  
2475 Northwinds Pkwy, Ste. 525  
Alpharetta, GA 30009  
Attn:



SCS  
AWS