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LeShanna Jackson, Clerk  
Hancock County, GA  
Hancock County, P.C.  
P. O. Box 190  
Sparta, GA 31087

WARRANTY DEED

GEORGIA, HANCOCK COUNTY.

THIS INDENTURE, Made this 27th day of December, 2013, between THE GEO. D. WARTHEN BANK, P.O. Box 637, Sandersville, GA 31082, of Washington County, Georgia, party of the first part, and TY R. BATEMAN and COURTNEY M. BATEMAN, P.O. Box 322, Homer, AK 99603, of Kenai Peninsula County, Alaska, parties of the second part;

WITNESSETH: That the said party of the first part, for and in consideration of the sum of --- TEN DOLLARS (\$10.00) AND OTHER VALUABLE CONSIDERATION --- in hand paid at and before the sealing and delivery of these presents, the receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell and convey unto the said parties of the second part, their heirs and assigns, the following described property, to-wit:

*All that certain tract or parcel of land situate, lying and being in the 117<sup>th</sup> District, G.M. of Hancock County, Georgia, containing 58.65 acres, more or less, being more fully described as to shape, courses, metes and distances by reference to a plat thereof by T. Larry Rachels, L.S., dated April 1, 2003, of record in Plat Book 13, page 57, Hancock County records, to which plat reference is particularly made as an aid to this description.*

TO HAVE AND TO HOLD, the said bargained premises, together 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 TY R. BATEMAN and COURTNEY M. BATEMAN, parties of the second part, their heirs and assigns, forever in Fee Simple.

And the said party of the first part, for itself, its successors and assigns, will warrant and forever defend the right and title to the above described property unto the said parties of the second part, their heirs and assigns, against the claims of all persons whomsoever.

IN WITNESS WHEREOF the said party of the first part has hereunto set its hand and affixed its seal the day and year above written.

THE GEO. D. WARTHEN BANK

BY: [Signature] (SEAL)  
Its President

Signed, sealed and delivered in the presence of:  
[Signature]  
Witness

[Signature]  
Notary Public, Washington Co., GA  
My commission expires 7-16-17  
(Notary Seal)

ATTEST: [Signature] (SEAL)  
Its Secretary

