

Warranty Deed

Exhibit "A"
Property Description

All that tract or parcel of land situate, lying and being in the City of Valdosta, Land Lot 15 of the 12th Land District of Lowndes County, Georgia, more particularly described as follows: **FOR THE POINT OF REFERENCE ONLY**, begin at a point where the south margin of the right of way of Baytree Road intersects the east margin of the right of way of Ellis Drive (50' right of way) and run thence along the east margin of the right of way of Ellis Drive South 02 degrees 00 minutes 00 seconds West 209.00 feet to the iron pin which marks the **POINT OF BEGINNING** of the tract herein described, and from said **POINT OF BEGINNING** running thence North 88 degrees 48 minutes 00 seconds East 209.00 feet to a point marked by a galvanized pipe; thence South 02 degrees 00 minutes 00 seconds West 209.00 feet to a point marked by a galvanized pipe; thence South 88 degrees 48 minutes 00 seconds West 209.00 feet to a point marked by an iron pin located on the east margin of the right of way of Ellis Drive (50' right of way); and thence along the east margin of the right of way of Ellis Drive North 02 degrees 00 minutes 00 seconds East 209.00 feet to the iron pin which marks the **POINT OF BEGINNING**. Said tract contains 1.0012 acres and is depicted upon a plat of survey entitled **PLAT FOR MRS. JAMES L. ROGERS**, dated 3-28-90 and prepared by Charles M. Harris, Surveyor, and recorded in Plat Record Book 35, Page 47, public records of Lowndes County, Georgia, to which plat and the record thereof, referenced is hereby made for all purposes of description.