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LOWNDES COUNTY, GA  
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*Beth C. Greene*  
CLERK OF SUPERIOR COURT

LOWNDES COUNTY, GEORGIA  
REAL ESTATE TRANSFER TAX

PAID \$ 110.00

DATE Oct 31 20 17

*Beth C. Greene*  
CLERK SUPERIOR COURT

LIMITED WARRANTY DEED

STATE OF GEORGIA, COUNTY OF LOWNDES

This Indenture made this 31st day of October, in the year Two Thousand Seventeen, between Farmers & Merchants Bank, a Georgia Banking Corporation, as party or parties of the first part, hereinunder called Grantor, and Reno's Quality Collision and Repair, LLC, a Georgia Limited Liability Company, of the County of Lowndes, State of Georgia, 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 AND 00/100'S (\$10.00) Dollars and other good and valuable consideration 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,

SEE LEGAL DESCRIPTIONS ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT "A"

NEVERTHELESS, HOWEVER, this deed and the warranties herein contained are subject to the following:

1. Ad Valorem taxes for the year 2017 and subsequent years, not yet due and payable.
2. Applicable restrictive covenants and easements 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 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 lawful claims of all persons claiming by, through or under the Grantor.

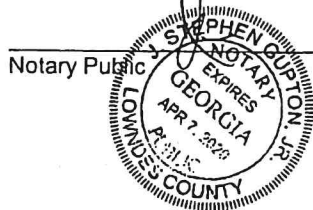
IN WITNESS WHEREOF, Grantor has this instrument to be executed in its name and on its behalf by its undersigned officers and its seal affixed, the day and year first above written.

Signed, sealed and delivered in the presence of:

*Steph*  
\_\_\_\_\_  
Witness

Farmers & Merchants Bank

By: *Brett Whiddon* VP  
\_\_\_\_\_  
Brett Whiddon, Vice-President



Attest: \_\_\_\_\_, Title \_\_\_\_\_

(Bank Seal)