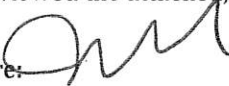
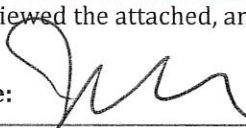


Board of Commissioners
Request for Land Acquisition Transmittal Form



RATIFICATION

Project Name: Title Transfers	
Submission Information	Purpose and Summary of Request
<p>Contact Name: Jennifer Rutledge Department: Board of Commissioners Property Location: Various Transfers Acreage: N/A Funding Source: N/A</p>	<p>For the Board of Commissioners to transfer titles for certain county owned properties</p>
<input type="checkbox"/> Department Director/Elected Official Signature	<input type="checkbox"/> Chief Operating Officer Signature
I have reviewed the attached, and it is approved as to substance.	I have reviewed the attached, and it is approved for processing.
Signature:  Date: 10/30/24	Signature: _____ Date: _____
<input type="checkbox"/> County Attorney Signature	<input type="checkbox"/> Executive Director of Government Affairs/County Clerk Signature
I have reviewed the attached, and it is approved as to form.	I have reviewed the attached, and it is approved for processing.
Signature: _____ Date: _____	Signature:  Date: 10/30/24
<input type="checkbox"/> Chief Financial Officer Signature	
I have reviewed the attached, and it is approved as to form.	
Signature: _____ Date: _____	

2024-567

Type: GEORGIA LAND RECORDS
Recorded: 4/17/2024 11:24:00 AM
Fee Amt: \$25.00 Page 1 of 14
Transfer Tax: \$0.00
Rockdale, Ga. Clerk Superior Court
Janice Morris Clerk of Superior and State Courts

Participant ID: 3576368306

BK 7766 PG 48 - 61

Map and Parcels:

C270010028, C27001028B
C150010001, C15001001A
C27001028A, C270010029
C18001016A, C18001016C
C18001016D, C270010001

**AFTER RECORDING
RETURN TO:**

Roger E. Murray, Esq.
Murray Barnes Finister LLP
3525 Piedmont Road NE
Bldg 5, Suite 515
Atlanta, Georgia 30306

STATE OF GEORGIA

COUNTY OF ROCKDALE

WARRANTY DEED

THIS WARRANTY DEED is made as of April 1, 2024, by Rockdale County, Georgia (hereinafter referred to as "Grantor") in favor of the Rockdale County Public Facilities Authority (hereinafter referred to as "Grantee") (the terms Grantor and Grantee to include their respective heirs, legal representatives, successors and assigns where the context hereof requires or permits).

WITNESSETH THAT: Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00), and other good and valuable consideration, in hand paid at and before the sealing and delivery of these presents, the receipt, adequacy, and sufficiency of which are hereby acknowledged by Grantor, has granted, bargained, sold, and conveyed, and by these presents does hereby grant, bargain, sell, and convey unto Grantee, the real property described in Exhibit "A" attached hereto and by this reference incorporated herein and made a part hereof by this reference together with (i) all improvements thereon and fixtures affixed thereto (ii) all right, title and interest of Grantor, if any, in and to all and singular the rights, benefits, privileges, easements, tenements, hereditaments, and appurtenances thereon or in anywise appertaining to such real property (said real property, improvements, fixtures, rights, benefits, privileges, easements, tenements, hereditaments, and appurtenances are referred to herein as the "Property").

TO HAVE AND TO HOLD the Property to the only proper use, benefit, and behoof of Grantee, forever, in FEE SIMPLE.

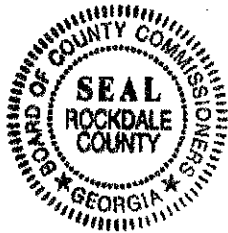
AND, Grantor will warrant and forever defend the right and title to the Property unto the Grantee against the lawful claims of all persons.

[Remainder of Page Intentionally Left Blank]

IN WITNESS WHEREOF, Grantor has signed and sealed this instrument the day and year first above written.

ROCKDALE COUNTY, GEORGIA

(SEAL)



By: _____

Chairman

Attest:

Clerk

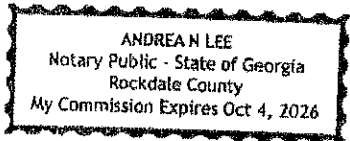
Signed, sealed and delivered
in the presence of:

Unofficial Witness

Notary Public

My Commission Expires:

(NOTARIAL SEAL)



(Warranty Deed)

EXHIBIT A

LEGAL DESCRIPTION

L E G A L D E S C R I P T I O N

#943 Court Street

ALL THAT TRACT or parcel of land lying and being in land lot 295 of the 16th district in the City of Conyers, Rockdale County, Georgia and being more particularly described as follow;

BEGINNING at the intersection of the east right-of-way of Court Street (30'r/w) and the south right-of-way of Pine Street (40'r/w), thence in a southwesterly direction along the east right-of-way of Court Street fir a distance of 154.75 feet to an IPF 1\2"RB at the true point of beginning.

THENCE South 41 degrees 16 minutes 43 seconds East for a distance of 144.49' feet to an IPF 1\2'RB;

THENCE South 48 degrees 07 minutes 54 seconds West for a distance of 80.83' feet to an IPF 1\2"RB;

THENCE North 41 degrees 53 minutes 56 seconds West for a distance of 147.93' feet to an IPF-NAIL in curb;

THENCE North 50 degrees 31 minutes 31 seconds East for a distance of 82.47' feet to an IPF 1\2"RB at the true point of beginning.

Said property contains 0.27 acres.

For Informational Purposes; Map and Parcel: C270010028

L E G A L D E S C R I P T I O N

#945 Court Street

ALL THAT TRACT or parcel of land lying and being in land lot 295 of the 16th district in the City of Conyers, Rockdale County, Georgia and being more particularly described as follows:

BEGINNING at the intersection of the east right-of-way of Court Street (30'r/w) and the south right-of-way of Pine Street (40'r/w), thence in a southwesterly direction along the east right-of-way of Court Street for a distance of 87.90 feet to an IPF 1\2"RB at the true point of beginning.

THENCE South 45 degrees 13 minutes 35 seconds East for a distance of 141.99' feet to an IPF-MAG.;

THENCE South 48 degrees 08 minutes 32 seconds West for a distance of 76.60' feet to an IPF 1\2"RB;

THENCE North 41 degrees 16 minutes 43 seconds West for a distance of 144.49' feet to an IPF 1\2"RB;

THENCE North 50 degrees 29 minutes 22 seconds East for a distance of 66.85' feet to an IPF 1\2"RB at the true point of beginning.

Said property contains 0.24 acres.

For Informational Purposes; Map and Parcel: C27001028B

EXHIBIT A

LEGAL DESCRIPTIONS

MAGISTRATE COURT

945 Court Street

All the tract or parcel of land lying and being in Land Lot 295 of the 16th District, Rockdale County, Georgia, City of Conyers, more particularly described as follows:

BEGINNING at an half inch solid rod set on the Southeastern right of way of Court Street, said half inch solid rod set located 94 feet from the right of way of Pine Street; thence South 46°50'52" East 141.99 feet to a point on the Northwestern right of way of Bank Street; thence South 46°31'17" West 76.60 feet along said right of way of Bank Street to a point; thence North 42°56'28" West 144.48 feet to a half inch solid rod set on the right of way of Court Street; thence North 48°51'19" East 66.95 feet along the right of way of Court Street to a half inch solid rod set being the point of beginning. Said property is more particularly described on the survey for Malcolm G. Hirsch dated June 13, 1983, by Robert M. Buhler, R.L.S., Number 1403. Said survey is incorporated herein by reference for a more and complete accurate description.

For Informational Purposes Only; Map & Parcel: C27001028B.

Building has been demolished -
Land only

(Quit-Claim Deed)

L E G A L D E S C R I P T I O N

958 Milstead Ave.

ALL THAT TRACT or parcel of land lying and being in land lots 294 & 295 of the 16th district in the City of Conyers, Rockdale County, Georgia and being more particularly described as follows:

BEGINNING at the intersection of the east right-of-way of N. Main Street (40'r\w) and the north right-of-way of Milstead Ave. (40'r\w) this being the true point of beginning.

THENCE North 38 degrees 12 minutes 24 seconds West for a distance of 42.74' feet to a point;

THENCE North 51 degrees 12 minutes 05 seconds West for a distance of 13.07' feet to a point;

THENCE along a curve to the right having a radius of 1523.49' feet and an arc length of 183.19' feet, being subtended by a chord of North 33 degrees 51 minutes 56 seconds West for a distance of 183.08' feet to a point;

THENCE North 30 degrees 25 minutes 39 seconds West for a distance of 35.06' feet to an IPF 1\2"RB;

THENCE North 64 degrees 54 minutes 23 seconds East for a distance of 196.23' feet to an IPF 5\8"RB;

THENCE North 24 degrees 00 minutes 12 seconds West for a distance of 47.04' feet to an IPF-PVC MARKER;

THENCE North 62 degrees 30 minutes 21 seconds East for a distance of 159.90' feet to an IPF 1 1\2"ROD;

THENCE South 04 degrees 07 minutes 12 seconds West for a distance of 46.27' feet to an IPF 1\2"RB;

THENCE South 28 degrees 47 minutes 37 seconds East for a distance of 109.25' feet to a point;

THENCE North 63 degrees 15 minutes 11 seconds West for a distance of 79.52' feet to a point;

THENCE South 42 degrees 38 minutes 50 seconds West for a distance of 84.63' feet to a point;

THENCE South 41 degrees 55 minutes 46 seconds West for a distance of 19.72' feet to a point;

THENCE South 43 degrees 27 minutes 24 seconds East for a distance of 33.79' feet to a point;

THENCE South 19 degrees 29 minutes 03 seconds East for a distance of 43.81' feet to a point;

THENCE South 44 degrees 20 minutes 12 seconds East for a distance of 76.53' feet to a point;

THENCE South 42 degrees 06 minutes 58 seconds West for a distance of 120.83' feet to a point;

THENCE along a curve to the right having a radius of 305.97 feet and a arc length of 47.34, being subtended by a chord of South 43 degrees 32 minutes 19 seconds West for a distance of 47.29' feet to a point;

THENCE along a curve to the right having a radius of 21.00' feet and an arc length of 33.02' feet, being subtended by a chord of North 83 degrees 18 minutes 04 seconds West for a distance of 29.72' feet to a point at the true point of beginning.

Said property contains 1.48 acres.

For Informational Purposes; Map and Parcel: C150010001

958 Milstead Avenue

MAIN ADMINISTRATIVE FACILITY (BOC MEETING, FINANCE, ETC.)

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 295 OF THE 16TH DISTRICT, CITY OF CONYERS, ROCKDALE COUNTY, GEORGIA, AND BEING SHOWN AS TRACT TWO, CONTAINING 1.476 ACRES, ON PLAT OF SURVEY PREPARED FOR ROCKDALE COUNTY, BY LOUIE E. PATRICK, GA. RLS, DATED JUNE 25, 1999, AND RECORDED AT PLAT BOOK 29, PAGE 64, ROCKDALE COUNTY, GEORGIA RECORDS, WHICH PLAT IS BY REFERENCE INCORPORATED HEREIN AND MADE A PART HEREOF.

For Informational Purposes Only; Map & Parcel: C150010001.

L E G A L D E S C R I P T I O N

#962 Milstead Ave.

ALL THAT TRACT or parcel of land lying and being in land lot 295 of the 16th district in the City of Conyers, Rockdale County, Georgia and being more particularly described as follows:

BEGINNING at the intersection of the east right-of-way of N. Main Street (40'r/w) and the north right-of-way of Milstead Ave. (40'r/w), thence in a northeasterly direction along the north right-of-way of Milstead Ave. for a distance of 201.19 feet to a point at the true point of beginning.

THENCE North 44 degrees 20 minutes 12 seconds West for a distance of 76.53' feet to a point;

THENCE North 19 degrees 29 minutes 03 seconds West for a distance of 43.81' feet to a point;

THENCE North 43 degrees 27 minutes 24 seconds West for a distance of 33.79' feet to a point;

THENCE North 41 degrees 55 minutes 46 seconds East for a distance of 19.72' feet to a point;

THENCE North 42 degrees 38 minutes 50 seconds East for a distance of 84.63' feet to a point;

THENCE South 63 degrees 15 minutes 11 seconds East for a distance of 79.52' feet to a point;

THENCE South 45 degrees 06 minutes 32 seconds East for a distance of 69.77' feet to an IPF-MAG;

THENCE South 41 degrees 32 minutes 07 seconds West for a distance of 150.23' feet to a point at the true point of beginning.

Said property contains 0.46 acres.

For Informational Purposes; Map and Parcel: C15001001A

BOC Building (office)

ADMINISTRATIVE FACILITY (BOC MEETING ROOM)

ALL THAT TRACT or parcel of land lying and being in land lot 295 of the 16th district of Rockdale County, Georgia and being more particularly described as follows:

COMMENCING at the intersection of the westerly right of way of Milstead Avenue and the northerly right of way of Main Street if said right of way lines were extended to a point.

THENCE North 50 degrees 52 minutes 06 seconds East for a distance of 21.05 feet to a point on westerly right of way of Milstead Avenue.

THENCE along a curve to the left having a radius of 305.97 feet and an arc length of 47.34 feet, being subtended by a chord of North 42 degrees 44 minutes 29 seconds East for a distance of 47.29 feet to a point.

THENCE North 41 degrees 19 minutes 08 seconds East for a distance of 120.83 feet to a ½ inch rebar set and the TRUE POINT OF BEGINNING.

THENCE leaving the right of way of Milstead Avenue North 45 degrees 08 minutes 02 seconds West for a distance of 76.23 feet to a nail set;

THENCE North 20 degrees 16 minutes 53 seconds West for a distance of 43.81 feet to a nail set;

THENCE North 44 degrees 15 minutes 14 seconds West for a distance of 33.79 feet to a nail set;

THENCE North 41 degrees 07 minutes 56 seconds East for a distance of 19.72 feet to a nail set;

THENCE North 41 degrees 38 minutes 55 seconds East for a distance of 84.63 feet to a nail set;

THENCE South 64 degrees 03 minutes 54 seconds East for a distance of 79.52 feet to a ¼ inch open top pipe found;

THENCE South 45 degrees 42 minutes 27 seconds East for a distance of 69.62 feet to an "X" mark set on concrete sidewalk and the westerly right of way of Milstead Avenue;

THENCE South 40 degrees 40 minutes 28 seconds West for a distance of 150.00 feet to a ½ inch rebar set and the TRUE POINT OF BEGINNING;

Together with and subject to covenants, easements, and restrictions of record.

Said property contains 0.460 acres.

For Informational Purposes Only: Map & Parcel: C15001001A

L E G A L D E S C R I P T I O N

#969 Pine Street

ALL THAT TRACT or parcel of land lying and being in land lot 295 of the 16th district in the City of Conyers, Rockdale County, Georgia and being more particularly described as follows:

BEGINNING at the intersection of the east right-of-way of Court Street (30'r/w) and the south right-of-way of Pine Street (40'r/w) this being the true point of beginning.

THENCE South 45 degrees 25 minutes 36 seconds East for a distance of 133.07' feet to a point;

THENCE South 45 degrees 32 minutes 59 seconds West for a distance of 87.78' feet to an IPF-Mag.;

THENCE North 45 degrees 13 minutes 35 seconds West for a distance of 141.99' feet to an IPF 1\2"RB;

THENCE North 51 degrees 22 minutes 36 seconds East for a distance of 87.90' feet to a point at the true point of beginning.

Said property contains 0.28 acres.

For Informational Purposes; Map and Parcel:C27001028A

L E G A L D E S C R I P T I O N

#981 Milstead Ave.

ALL THAT TRACT or parcel of lying and being in land lots 294 & 295 of the 16th district in the City of Conyers, Rockdale County, Georgia and being more particularly described as follows:

BEGINNING at the intersection of the east right-of-way of Milstead Ave. (40'r/w) and the south right-of-way of Pine Street (r\w varies) this being the true point of beginning.

THENCE South 88 degrees 26 minutes 08 seconds East for a distance of 150.24' feet to a point;

THENCE South 41 degrees 58 minutes 08 seconds East for a distance of 35.27' feet to an IPF 1\2"RB;

THENCE South 02 degrees 24 minutes 01 seconds West for a distance of 27.39' feet to an IPF 1\2"RB;

THENCE South 02 degrees 02 minutes 57 seconds West for a distance of 177.34' feet to an IPF 1\2"RB;

THENCE South 15 degrees 32 minutes 27 seconds West for a distance of 48.00' feet to a point;

THENCE North 45 degrees 43 minutes 19 seconds West for a distance of 278.08' feet to an IPF 1"OTF;

THENCE along a curve to the left having a radius of 1148.88' feet and an arc length of 98.31' feet, being subtended by a chord of North 27 degrees 41 minutes 41 seconds East for a distance of 98.28' feet to a point at the true point of beginning.

Said property contains 0.88 acres.

For Informational Purposes; Map and Parcel: C270010029

981 Milstead Avenue

ADMINISTRATIVE FACILITY (TAX ASSESSOR AND HUMAN RESOURCES)

All that tract or parcel of land lying and being in land Lot 295 of the 16th District of Rockdale County, Georgia, and being more particularly described as follows:

BEGINNING at the intersection of the East right-of-way of Milstead Avenue and the South right-of-way of Pine Street; thence North $88^{\circ}39'12''$ East for a distance of 150.23 feet to a point; thence South $44^{\circ}52'48''$ East for a distance of 35.27 feet to a point; thence south $00^{\circ}30'39''$ East for a distance of 27.39 feet to a point; thence South $00^{\circ}51'43''$ East for a distance of 177.34 feet to a point; thence South $12^{\circ}37'47''$ West for a distance of 48.00 feet to a point; thence along a curve to the left having a radius of 1148.88 feet and an arc length of 98.32 feet, being subtended by a chord of North $24^{\circ}47'01''$ East for a distance of 98.29 feet to the POINT OF BEGINNING.

Said property contains 0.88 acres.

For Informational Purposes Only; Map & Parcel: C270010029.

Building has been demolished -
Land only

L E G A L D E S C R I P T I O N

#920 Main Street

ALL THAT TRACT or parcel of land lying and being in land lot 295 of the 16th district in the City of Conyers, Rockdale County, Georgia and being more particularly described as follows:

BEGINNING at the intersection of the east right-of-way of N. Main Street (40'r/w) and the north right-of-way of Court Street (30'r/w) this being the true point of beginning.

THENCE North 38 degrees 05 minutes 07 seconds West for a distance of 70.00' feet to a point;

THENCE North 38 degrees 28 minutes 22 seconds West for a distance of 137.09' feet to a point;

THENCE along a curve to the right having a radius of 19.99' feet and an arc length of 30.56' feet, being subtended by a chord of North 05 degrees 18 minutes 13 seconds East for a distance of 27.67' feet to a point;

THENCE along a curve to the left having a radius of 350.82' feet and an arc length of 59.14' feet, being subtended by a chord of North 44 degrees 10 minutes 59 seconds East for a distance of 59.07' feet to a point;

THENCE North 42 degrees 06 minutes 58 seconds East for a distance of 120.01' feet to a point;

THENCE North 41 degrees 32 minutes 07 seconds East for a distance of 150.43' feet to a point;

THENCE along a curve to the left having a radius of 787.74 feet And an arc length of 155.08 feet, being subtended by a chord Of North 37 degrees 48 minutes 07 seconds East for a distance of 154.83 feet to an IPF 1"OTP;

THENCE South 45 degrees 43 minutes 20 seconds East for a distance of 278.08' feet to a point;

THENCE South 13 degrees 24 minutes 58 seconds West for a distance of 52.38' feet to a point;

THENCE South 51 degrees 22 minutes 36 seconds West for a distance of 84.39' feet to a point;

THENCE South 50 degrees 29 minutes 22 seconds West for a distance of 66.91' feet to a point;

THENCE South 50 degrees 31 minutes 31 seconds West for a distance of 82.46' feet to a point;

THENCE South 50 degrees 10 minutes 37 seconds West for a distance of 255.37' feet to a point at the true point of beginning.

Said property contains 4.47 acres.

For Informational Purposes; Map and Parcel: C270010001

SECTION A – SELLER'S INFORMATION (Do not use agent's information)				SECTION C – TAX COMPUTATION	
SELLER'S BUSINESS / ORGANIZATION / OTHER NAME Rockdale County, Georgia				Exempt Code If no exempt code enter NONE	Govt/NonProfit Public Corp
MAILING ADDRESS (STREET & NUMBER) 913 Commercial Street, N.E.				1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown	\$10.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Conyers, GA 30012 USA		DATE OF SALE 4/17/2024		1A. Estimated fair market value of Real and Personal property	\$0.00
SECTION B – BUYER'S INFORMATION (Do not use agent's information)				2. Fair market value of Personal Property only	\$0.00
BUYER'S BUSINESS / ORGANIZATION / OTHER NAME Rockdale County Public Facilities Authority				3. Amount of liens and encumbrances not removed by transfer	\$0.00
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) 958 Milstead Avenue				4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)	\$0.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Conyers, GA 30012 USA		Check Buyers Intended Use () Residential () Commercial () Agricultural () Industrial		5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)	\$0.00
SECTION D – PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))					
HOUSE NUMBER & EXTENSION (ex 265A)		PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION			SUITE NUMBER
COUNTY ROCKDALE		CITY (IF APPLICABLE)		MAP & PARCEL NUMBER C270010028; C27001028B; C15 ...*	ACCOUNT NUMBER
TAX DISTRICT	GMD	LAND DISTRICT	ACRES	LAND LOT	SUB LOT & BLOCK
SECTION E – RECORDING INFORMATION (Official Use Only)					
DATE	DEED BOOK	DEED PAGE	PLAT BOOK	PLAT PAGE	

ADDITIONAL BUYERS
None

...* This symbol signifies that the data was too big for the field. The original values are shown below.
MAP & PARCEL NUMBER: C270010028; C27001028B; C150010001; etc

874 N. Main Street

L E G A L D E S C R I P T I O N
PARCEL C18-1-16A

ALL THAT TRACT of parcel of land lying and being in land lot 295 of the 16th district in the City of Conyers, Rockdale County, Georgia and being more particularly described as follows:

BEGINNING at the intersection of the west right-of-way of Main Street and the south right-of-way of Carter's Alley, thence in a west direction along the south right-of-way of Carter's Alley for a distance of 80.74 feet to a point at the true point of beginning.

THENCE South 49 degrees 50 minutes 37 seconds East for a distance of 31.44' feet to a point;

THENCE South 39 degrees 18 minutes 00 seconds West for a distance of 38.88 feet to a point;

THENCE North 49 degrees 47 minutes 29 seconds West for a distance of 31.61' feet to a point;

THENCE North 39 degrees 26 minutes 44 seconds East for a distance of 38.85 feet to a point at the true point of beginning.

Said property contains 0.02 acres.

LEGAL MADE FROM PLAT BOOK W, PAGE 152 BY ROBERT M. BUHLER

L E G A L D E S C R I P T I O N
P A R C E L C 1 8 - 1 - 1 6 C

ALL THAT TRACT or parcel of land lying and being in land lot 295 of the 16th district in the city of Conyers, Rockdale County, Georgia and being more particularly described as follows:

BEGINNING at the intersection of the west right-of-way of Main Street and the south right-of-way of Carter's Street this being the true point of beginning.

THENCE South 44 degrees 54 minutes 27 seconds East for a distance of 31.48' feet to a point;

THENCE South 39 degrees 18 minutes 00 seconds West for a distance of 41.58' feet to a point;

THENCE North 49 degrees 50 minutes 37 seconds West for a distance of 31.44' feet to a point;

THENCE North 39 degrees 26 minutes 44 seconds East for a distance of 44.29' feet to a point at the true point of beginning.

Said property contains 0.03 acres.

LEGAL MADE FROM PLAT BOOK W, PAGE 152 BY ROBERT M. BUHLER

L E G A L D E S C R I P T I O N

PARCEL C18-1-16D

ALL THAT TRACT of parcel of land lying and being in land lot 295 of the 16th district in the City of Conyers, Rockdale County, Georgia and being more particularly described as follows:

BEGINNING at the intersection of the west right-of-way of Main Street and the south right-of-way of Carter's Alley, thence in a west direction along the south right-of-way of Carter's Alley for a distance of 44.29 feet to a point at the true point of beginning.

THENCE South 49 degrees 50 minutes 37 seconds East for a distance of 31.44' feet to a point;

THENCE South 39 degrees 18 minutes 00 seconds West for a distance of 12.53' feet to a point;

THENCE South 49 degrees 23 minutes 00 seconds East for a distance of 10.53' feet to a point;

THENCE South 39 degrees 18 minutes 00 seconds West for a distance of 22.80' feet to a point;

THENCE North 49 degrees 23 minutes 00 seconds West for a distance of 10.53' feet to a point;

THENCE South 39 degrees 18 minutes 00 seconds West for a distance of 1.12' feet to a point;

THENCE North 49 degrees 50 minutes 37 seconds West for a distance of 31.52' feet to a point;

THENCE North 39 degrees 26 minutes 44 seconds East for a distance of 36.45' feet to a point at the true point of beginning.

Said property contains 0.03 acres.

LEGAL MADE FROM PLAT BOOK W, PAGE 152 BY ROBERT M. BUHLER

Type: GEORGIA LAND RECORDS
Recorded: 2/26/2024 4:35:00 PM
Fee Amt: \$25.00 Page 1 of 12
Transfer Tax: \$0.00
Rockdale, Ga. Clerk Superior Court
Janice Morris Clerk of Superior and State Courts

Participant ID: 5858382069

BK 7734 PG 328 - 339

Map and Parcel:

C27001028B, 0410010142
C270010029, 071001002M
0220020001, 0220020002
0220020009, C15001001A
021001002H, C150010001
0380010032

After recording return to:

Roger E. Murray, Esq.
Murray Barnes Finister LLP
3525 Piedmont Road NE
5 Piedmont Center, Suite 515
Atlanta, Georgia 30305

**STATE OF GEORGIA
COUNTY OF ROCKDALE**

QUIT-CLAIM DEED

THIS QUIT-CLAIM DEED is made as of the 1st day of February, 2024 by **ASSOCIATION COUNTY COMMISSIONERS OF GEORGIA** (herein referred to as "Grantor") and **ROCKDALE COUNTY, GEORGIA** (hereinafter referred to as "Grantee").

WITNESSETH THAT: Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00), and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby bargains, sells, demises, releases and forever quit-claims to Grantee, its successors and assigns, all the right, title, interest, claim or demand which Grantor has or may have in and to the real property described in Exhibit A attached hereto (the "Property") and incorporated herein by this reference with all rights, members and appurtenances belonging to the Property.

IN WITNESS WHEREOF, Grantor has signed and sealed this instrument the day and year first above written.

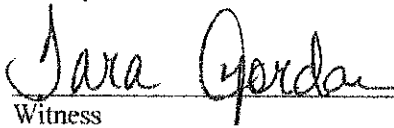
GRANTOR:

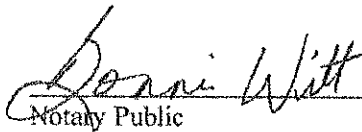
**ASSOCIATION COUNTY COMMISSIONERS
OF GEORGIA**

(SEAL)

By: 
Executive Director and Secretary

Signed, sealed and delivered
in the presence of:


Witness


Notary Public

My Commission Expires:

5/24/2024

(NOTARIAL SEAL)



(Quit-Claim Deed)

ANIMAL CONTROL

All that tract or parcel of land lying and being in Land Lot 265 of the 16th District, Rockdale County, Georgia, containing 2.60 acres, and being shown as Tract One, on plat of survey for Sigman Road Associates, recorded at Plat Book N, Page 188, Rockdale County, Georgia Records, which plat is by reference incorporated herein and made a part hereof.

For Informational Purposes Only; Map & Parcel: 0410010142.

1506 Rockbridge Rd NW

FIRE STATION

1000 Sigman Rd NE

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 325 OF THE 16TH DISTRICT, CITY OF CONYERS, ROCKDALE COUNTY, GEORGIA, AND BEING SHOWN AS 7.78 ACRES ON PLAT OF SURVEY PREPARED FOR ROCKDALE COUNTY, BY LOUIE D. PATRICK, GA. RLS, DATED NOVEMBER 4, 1991, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON PIN SET AT THE INTERSECTION OF THE SOUTHWESTERN RIGHT OF WAY OF SIGMAN ROAD (100 FOOT RIGHT OF WAY) AND THE SOUTHEASTERN RIGHT OF WAY OF CONYERS STATION ROAD (75 FOOT RIGHT OF WAY); THENCE RUNNING ALONG THE SOUTHWESTERN RIGHT OF WAY OF SIGMAN ROAD RUNNING SOUTH 32 DEGREES 09 MINUTES 37 SECONDS EAST 756.25 FEET TO AN IRON PIN SET ON SAID RIGHT OF WAY; THENCE LEAVING THE RIGHT OF WAY OF SIGMAN ROAD RUNNING SOUTH 57 DEGREES 50 MINUTES 23 SECONDS WEST 25.00 FEET TO AN IRON PIN SET IN THE CENTERLINE OF A CREEK; THENCE RUNNING IN A GENERALLY NORTHWESTERLY DIRECTION ALONG THE CENTERLINE OF SAID CREEK (WHICH IS THE PROPERTY LINE) 930 FEET, MORE OR LESS, TO AN IRON PIN SET ON THE EASTERN RIGHT OF WAY OF CONYERS STATION ROAD (SAID IRON PIN SET HAVING A TIE LINE FROM THE PREVIOUS IRON PIN SET OF NORTH 84 DEGREES 58 MINUTES 38 SECONDS WEST 853.92 FEET); THENCE RUNNING ALONG THE RIGHT OF WAY OF CONYERS STATION ROAD NORTH 27 DEGREES 43 MINUTES 40 SECONDS EAST A CHORD DISTANCE OF 578.38 FEET WITH AN ARC DISTANCE OF 605.89 FEET TO A POINT; THENCE CONTINUING NORTH 57 DEGREES 50 MINUTES 23 SECONDS EAST 155.0 FEET TO AN IRON PIN SET; THENCE CONTINUING SOUTH 77 DEGREES 09 MINUTES 37 SECONDS EAST 70.71 FEET TO THE POINT OF BEGINNING.

For Informational Purposes Only; Map & Parcel: 071001002M.

**WOMEN'S WORK RELEASE/DETENTION
CENTER/MOBILE COMMAND CENTER STORAGE**

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 214 OF THE 16TH DISTRICT, ROCKDALE COUNTY, GEORGIA, AND BEING SHOWN AS LOTS 1, 6 AND 7 ROCKDALE INDUSTRIAL PARK, ON PLAT OF SURVEY RECORDED AT PLAT BOOK V, PAGE 63, REVISED AT PLAT BOOK W, PAGE 80, ROCKDALE COUNTY, GEORGIA RECORDS, WHICH PLAT IS BY REFERENCE INCORPORATED HEREIN AND MADE A PART HEREOF.

For Informational Purposes Only; Map & Parcel: 0220020001, 0220020002 and 0220020009.

2345, 2385, 2365
Sigman Ind Ct NW

SHERIFF'S OFFICE

911 Chambers Drive Nw

All that tract or parcel of land lying and being in Land Lot 235 of the 16th District, Rockdale County, Georgia, containing 5.49 acres and being more particularly described as follows: to find the TRUE POINT OF BEGINNING, begin at the land lot corner common to Land Lots 213, 214, 235 and 236 of the 16th District, Rockdale County; thence north 00 degrees 28 minutes 26 seconds West along the land lot line common to Land Lots 214 and 235 a distance of 651.03 feet to an iron pin found; thence North 00 degrees 57 minutes 28 seconds East along the land lot line common to Land Lots 214 and 235 a distance of 104.18 feet to an iron pin found; thence South 89 degrees 22 minutes 46 seconds East a distance of 460.78 feet to a calculated point, THE TRUE POINT OF BEGINNING; thence South 89 degrees 22 minutes 46 seconds East a distance of 192.83 feet to a point thence South 00 degrees 12 minutes 43 West a distance of 260.08 feet to a point; thence South 89 degrees 39 minutes 12 seconds East a distance of 367.60 feet to a point; thence South 00 degrees 21 minutes 04 seconds East a distance of 59.79 feet to a point; thence South 00 degrees 21 minutes 04 seconds East a distance of 159.86 feet to a point; thence South 47 degrees 19 minutes 02 seconds West a distance of 217.74 feet to a point; thence along a curve to the right having a radius of 521.53 feet and an arc length of 5.85 feet being subtended by a chord of North 72 degrees 03 minutes 41 seconds West a distance of 5.58 feet to a point; thence North 71 degrees 43 minutes 56 seconds West a distance of 38.94 feet to a point; thence along a curve to the left having a radius of 790.58 feet an arc length of 306.90 feet, being subtended by a chord of North 82 degrees 51 minutes 11 seconds West a distance of 304.98 feet to point; thence South 86 degrees 01 minutes 34 seconds West a distance of 70.98 feet to a point; thence North 00 degrees 20 minutes 12 seconds East a distance of 224.47 feet to a point; thence North 89 degrees 39 minutes 12 seconds West a distance of 55.27 feet to a point; thence North 00 degrees 20 minutes 48 seconds East a distance of 99.23 feet to a point; thence South 89 degrees 39 minutes 12 seconds East a distance of 67.28 feet to a point; thence North 00 degrees 17 minutes 11 seconds East a distance of 261.00 feet to a point, the TRUE POINT OF BEGINNING

Together with and subject to covenants, easements and restrictions of record. Said property contains 5.49 acres.

For Informational Purposes Only; Map & Parcel: 021001002F1.

COMMUNICATIONS

2120 Farmer Rd NW

All that tract or parcel of land lying and being in Land Lot 247 of the 16th District, Rockdale County, Georgia, being 8.325 acres and identified as Tract No. 27, and being 7.504 acres and identified as Tract No. 28, according to that certain plat of survey by Roger L. Cordes & Associates, Registered Land Surveyor, dated August 22, 1978, recorded in Plat Book K, Page 239, Rockdale County, Georgia Records, which plat is by reference incorporated herein and made a part hereof by reference.

For Informational Purposes Only; Map & Parcel: 0380010032.

Building has been demolished -
land only

COMMUNICATIONS SITE

2125 Farmer Rd NW

All that tract or parcel of land lying and being in Land Lot 247 of the 16th District, Rockdale County, Georgia, being 8.325 acres and identified as Tract No. 27, and being 7.504 acres and identified as Tract No. 28, according to that certain plat of survey by Roger L. Cordes & Associates, Registered Land Surveyor, dated August 22, 1978, recorded in Plat Book K, Page 239, Rockdale County, Georgia Records, which plat is by reference incorporated herein and made a part hereof by reference.

SECTION A - SELLER'S INFORMATION (Do not use agent's information)				SECTION C - TAX COMPUTATION	
SELLER'S BUSINESS / ORGANIZATION / OTHER NAME Association County Commissioners of Georgia				Exempt Code If no exempt code enter NONE	Govt./NonProfit Public Corp
MAILING ADDRESS (STREET & NUMBER) 191 Peachtree Street, NE Suite 700				1. Actual Value of consideration received by seller Complete Line 1A if actual value unknown	\$0.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Atlanta, GA 30303 USA		DATE OF SALE 2/1/2024		1A. Estimated fair market value of Real and Personal property	\$0.00
SECTION B - BUYER'S INFORMATION (Do not use agent's information)				2. Fair market value of Personal Property only	\$0.00
BUYER'S BUSINESS / ORGANIZATION / OTHER NAME Rockdale County, Georgia				3. Amount of liens and encumbrances not removed by transfer	\$0.00
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) PO Box 289				4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)	\$0.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Conyers, GA 30012-0289 USA		Check Buyers Intended Use () Residential () Commercial () Agricultural () Industrial		5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)	\$0.00
SECTION D - PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))					
HOUSE NUMBER & EXTENSION (ex 265A)		PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION			SUITE NUMBER
COUNTY ROCKDALE		CITY (IF APPLICABLE)		MAP & PARCEL NUMBER C27001028B, 0410010142, C27 ...*	ACCOUNT NUMBER
TAX DISTRICT	GMD	LAND DISTRICT	ACRES	LAND LOT	SUB LOT & BLOCK
SECTION E - RECORDING INFORMATION (Official Use Only)					
DATE	DEED BOOK	DEED PAGE	PLAT BOOK	PLAT PAGE	

ADDITIONAL BUYERS
None

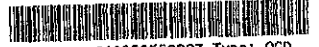
...* This symbol signifies that the data was too big for the field. The original values are shown below.
MAP & PARCEL NUMBER: C27001028B, 0410010142, C270010029, 071001002M

FULL IN OFFICE
CLERK SUPERIOR CT
ROCKDALE CO., GA.

2017 JUN 30 PM 2:03

After recording, please return to:
C. David Strickland, PC
Strickland & Strickland, LLP
PO Box 70
Covington, GA 30015-0070

Ruth A. Wilson
CLERK


Doc ID: 010868550007 Type: OCD
Recorded: 07/03/2017 at 01:24:37 PM
Fee Amt: \$20.00 Page 1 of 7
Transfer Tax: \$0.00
Rockdale County Superior Court
Ruth A. Wilson Clerk
BK 6097 PG 221-227

Space Above This Line for Recorder's Use

STATE OF GEORGIA
COUNTY OF ROCKDALE

QUITCLAIM DEED

THIS INDENTURE is made this 30th day of June, 2017, by and among ASSOCIATION COUNTY COMMISSIONERS OF GEORGIA, a Georgia nonprofit corporation (hereinafter referred to as "Grantor"), and ROCKDALE COUNTY, GEORGIA, a political subdivision of the State of Georgia, by and through its Board of Commissioners (hereinafter "Grantee"). The words "Grantor" and "Grantee" include the neuter, masculine and feminine genders, and the singular and the plural, and their respective heirs, successors and assigns where the context hereof requires or permits.

WITNESSETH:

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) in hand paid to Grantor by Grantee at and before the execution, sealing and delivery hereof, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Grantor has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does hereby remise, convey and forever quitclaim unto the said Grantees, all that tract or tracts or parcel or parcels of land as more particularly described on Exhibit "A", attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD to said described premises to grantee, so that neither Grantor, nor any person or persons claiming under Grantor, shall at any time, by any means or ways, have, claim or demand any right or title to said premises or appurtenances, or any rights thereof.

IN WITNESS WHEREOF, Grantor has duly executed and sealed this indenture, and delivered this indenture to Grantee, all the day and year first written above.

GRANTOR:

**ASSOCIATION COUNTY
COMMISSIONERS OF GEORGIA**

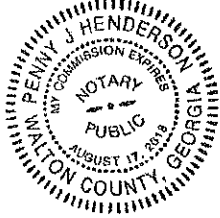
Signed, sealed and delivered
in the presence of:

[Signature]
Unofficial Witness

Penny J Henderson
Notary Public

My Commission Expires:

August 17, 2018
(NOTARIAL SEAL)



By: [Signature]
As Its: Ross King
Executive Director

Attest: [Signature]
As Its: Randy Hartman
Assistant Secretary

Approved as to Form
[Signature]
Secretary

EXHIBIT "A"

PUBLIC WORKS SITE

2570 Old Conkiston Hwy SW

All that tract or parcel of land lying and being in Land Lot 202 of the 16th District, Rockdale County, Georgia, and being more particularly described as follows: Beginning at a point on the southwest right of way of Old State Highway No. 12, South 32 degrees 51 minutes 06 seconds East 633.46 feet from an iron pin at the point where the southwestern right of way of Old State Highway No. 12 intersects the line dividing Dekalb County and Rockdale County, Georgia; running thence South 32 degrees 51 minutes 06 seconds East 153.87 feet to an iron pin; and continuing thence South 33 degrees 03 minutes 20 seconds East 190.16 feet to an iron pin corner; thence South 51 degrees 24 minutes 10 seconds West 584.40 feet to a point; thence North 31 degrees 32 minutes 52 seconds West 412.11 feet to a point; thence north 58 degrees 5 minutes 52 seconds East 571.49 feet to the southwestern right of way of Old State Highway No. 12 and point beginning containing 5.0 acres and being described according to survey for Horace J. Pendley, dated April 14, 1973, and revised May 7, 1973, prepared by Richard T. Conner, Registered Land Surveyor, which plat is recorded in Plat Book G, page 308, Clerk's Office, Rockdale Superior Court.

MANN PROPERTY

2570 Old Covington Hwy SW

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 203 OF THE 16TH DISTRICT, ROCKDALE COUNTY, GEORGIA, AND BEING SHOWN AS 5.00 ACRES ON PLAT OF SURVEY PREPARED FOR MARY M. HAWKINS, BY EAST METRO SURVEYORS, DATED AUGUST 21, 1998, AND RECORDED AT PLAT BOOK 28, PAGE 118, ROCKDALE COUNTY, GEORGIA RECORDS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE SOUTHWESTERN RIGHT OF WAY OF OLD COVINGTON HIGHWAY (50 FOOT RIGHT OF WAY), SAID POINT BEING LOCATED NORTH 37 DEGREES 19 MINUTES WEST 697.9 FEET FROM THE CORNER FORMED BY THE INTERSECTION OF THE SOUTHWESTERN RIGHT OF WAY OF OLD COVINGTON HIGHWAY AND THE NORTHWESTERN RIGHT OF WAY OF LAKE ROCKAWAY ROAD (60 FOOT RIGHT OF WAY), AS MEASURED ALONG THE SOUTHWESTERN RIGHT OF WAY OF OLD COVINGTON HIGHWAY; THENCE LEAVING THE RIGHT OF WAY OF OLD COVINGTON HIGHWAY RUNNING SOUTH 80 DEGREES 13 MINUTES 08 SECONDS WEST 1024.74 FEET TO AN AXLE IRON FOUND AT WOOD FENCE CORNER; THENCE RUNNING NORTH 52 DEGREES 19 MINUTES 04 SECONDS EAST 888.59 FEET TO A POINT AT CORNER; THENCE RUNNING SOUTH 34 DEGREES 48 MINUTES 25 SECONDS EAST 29.96 FEET TO A POINT AT CORNER; THENCE RUNNING SOUTH 54 DEGREES 19 MINUTES 33 SECONDS WEST 27.09 FEET TO A POINT AT CORNER ON THE SOUTHWESTERN RIGHT OF WAY OF OLD COVINGTON HIGHWAY; THENCE RUNNING ALONG THE SOUTHWESTERN RIGHT OF WAY OF OLD COVINGTON HIGHWAY SOUTH 35 DEGREES 40 MINUTES 27 SECONDS EAST 197.95 FEET TO A POINT; THENCE CONTINUING ALONG THE SOUTHWESTERN RIGHT OF WAY OF OLD COVINGTON HIGHWAY SOUTH 37 DEGREES 18 MINUTES 57 SECONDS EAST 250.80 FEET TO THE POINT OF BEGINNING

SECTION A - SELLER'S INFORMATION (Do not use agent's information)		SECTION C - TAX COMPUTATION	
SELLER'S BUSINESS / ORGANIZATION / OTHER NAME Association County Commissioners of Georgia		Exempt Code If no exempt code enter NONE	Govt / NonProfit Public Corp
MAILING ADDRESS (STREET & NUMBER) 191 Building, Suite 700 191 Peachtree Street, N.E.		1. Actual Value of consideration received by seller Complete line 1A if actual value unknown	\$0.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Atlanta, GA 30303 USA	DATE OF SALE 6/3/2017	1A. Estimated fair market value of Real and Personal property	\$0.00
SECTION B - BUYER'S INFORMATION (Do not use agent's information)		2. Fair market value of Personal Property only	\$0.00
BUYER'S BUSINESS / ORGANIZATION / OTHER NAME Rockdale County, Georgia		3. Amount of liens and encumbrances not removed by transfer	\$0.00
MAILING ADDRESS (Must use buyer's address for tax billing & notice purposes) P.O. Box 289		4. Net Taxable Value (Line 1 or 1A less Lines 2 and 3)	\$0.00
CITY, STATE / PROVINCE / REGION, ZIP CODE, COUNTRY Conyers, GA 30012 USA	Check Buyers Intended Use <input type="checkbox"/> Residential <input type="checkbox"/> Commercial <input type="checkbox"/> Agricultural <input type="checkbox"/> Industrial	5. TAX DUE at .10 per \$100 or fraction thereof (Minimum \$1.00)	\$0.00
SECTION D - PROPERTY INFORMATION (Location of Property (Street, Route, Hwy, etc))			
HOUSE NUMBER & EXTENSION (ex 265A)	PRE-DIRECTION, STREET NAME AND TYPE, POST DIRECTION SR Old Covington Highway		SUITE NUMBER
COUNTY ROCKDALE	CITY (IF APPLICABLE)	MAP & PARCEL NUMBER 010001020B	ACCOUNT NUMBER
TAX DISTRICT	GMD	LAND DISTRICT 16	ACRES 10
		LAND LOT 202	SUB LOT & BLOCK
SECTION E - RECORDING INFORMATION (Official Use Only)			
DATE	DEED BOOK	DEED PAGE	PLAT BOOK PLAT PAGE

ADDITIONAL BUYERS
None

Additional Parcels: 0380010031, C310010066, 010001020B

1329 Portman Drive SE

PORTMAN DRIVE SITE

All that tract or parcel of land lying and being in Land Lot 296 of the 16th District, City of Conyers, Rockdale County, Georgia, and being more particularly described as follows:

BEGINNING at a ½ inch iron pin found on the westerly right of way of Portman Drive (60-foot right of way), a distance of 706.4 feet Southerly along the Westerly right of way of said Portman Drive as measured from the corner formed by the intersection of the Southerly right of way of Iris Drive and the Westerly right of way of said Portman Drive; running thence along said right of way of Portman Drive South 01°50'19" West, a distance of 335.50 feet to an iron pin set; leaving said right of way and running thence North 88°11' West, a distance of 259.60 feet to an iron pin set; running thence North 01°49' East, a distance of 335.50 feet to a ½ inch conduit found; running thence South 88°11' East, a distance of 259.73 feet to the ½ inch iron pin found on the Westerly right of way of Portman Drive and THE POINT OF BEGINNING, said property being shown and delineated on individual survey as 2.00 acres, as prepared for Scott Foster and George M. Oliver, Jr., by Robert McCollum Buhler, Georgia Registered Land Surveyor, No. 1403, dated December 17, 1897, as amended may 16, 1988.