

- (1) Any statement of facts which an accurate survey would reveal;
- (2) Building and zoning ordinances;
- (3) Parties in possession not validly claiming under party of the first part, Family Mortgage Company, Outdoor Development Company, Inc., Trent Development Corporation, Nix and Company, Incorporated, and Stylecraft Homes Corporation;
- (4) Real estate taxes for 1964 and thereafter; and
- (5) Any defect existing prior to the first acquisition of title to the property by the party of the first part or Family Mortgage Company, Outdoor Development Company, Inc., Trent Development Corporation, Nix and Company, Incorporated, or Stylecraft Homes Corporation.

IN WITNESS WHEREOF, Dolphin Properties, Inc. has caused these presents to be executed on its behalf by its President and attested by its Secretary and its corporate seal to be hereunto affixed, the day and year first above written, all in pursuance of authority duly given by resolution of the Board of Directors of the party of the first part.

DOLPHIN PROPERTIES, INC.
 By *Chester M. Goldman* As its President
 Attest *H. N. Henricksen* As its Secretary

Signed, sealed and delivered in the presence of:

Henry P. Lee
Arthur B. McCurry
 RECEIVED

STATE OF GEORGIA
 COUNTY OF RICHMOND

Personally appeared before me *Henry P. Lee*
 who, on oath, says that he saw the within-named DOLPHIN PROPERTIES, INC. by Chester M. Goldman, its President, and Henry N. Henricksen, its Secretary, sign the within Deed, and the said corporation, by said officers, seal said Deed, and, as its act and deed, deliver the same, and that he with *Arthur B. McCurry* witnessed the execution thereof, in their presence.

Henry P. Lee

SWORN to before me, this 15 day of

December, 1964
Arthur B. McCurry (SEAL)
 Notary Public,
 My Commission Notary Public, Richmond Co., Georgia
 My Commission expires Dec. 11, 1966

Recorded January 7th., 1965 At 2:30 P.M. # 19313