

Record and Return to:
Stanley E. Keen
486 Sydney Street
Atlanta, GA 30312

Deed Book **40610** Pg **105**
Filed and Recorded Aug-05-2005 08:35am
2005-0269867
Real Estate Transfer Tax \$0.00
Juanita Hicks
Clerk of Superior Court
Fulton County, Georgia

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STATE OF GEORGIA)
COUNTY OF FULTON)

QUIT CLAIM DEED

THIS INDENTURE, made this 8th day of August, in the year two thousand five, between **Stanley E. Keen** as party or parties of the first part, hereinafter called Grantor, and **Stanley E. Keen and William F. Turcotte** 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 ONE AND NO/100 DOLLAR (\$1.00) AND OTHER VALUABLE CONSIDERATION, cash in hand paid, the receipt of which is hereby acknowledged, has bargained, sold, and does by these presents bargain, sell, remise, release, and forever quit claim to Grantee all the right, title, interest, claim or demand which the Grantor has or may have had in and to the following property, to-wit:

All That Tract or Parcel of Land Lying and Being in Land Lot 44 of the 14th District, Fulton County, Georgia, being Lot 12, Block 14, LP Grant Estates Subdivision as per plat recorded in Plat Book 1, Page 2, Fulton County, Georgia, records, which recorded plat is incorporated herein by this reference and made a part of this description. Said property being known as 486 Sydney Street according to the present system of numbering houses in Fulton County, Georgia.



with all the rights, members and appurtenances to the said described premises in anywise appertaining or belonging.

TO HAVE AND TO HOLD the said described premises unto the Grantee so that neither the said Grantor, nor any other person or persons claiming under Grantor shall at any time claim or demand any right, title or interest to the aforesaid described premises or its appurtenances.

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

Signed, sealed and delivered
in the presence of:

Robert L. Watts
Unofficial Witness

Stanley E. Keen (L.S.)

Arlene M. Costello
Notary Public

My commission expires: 02-13-07

(Notary Seal)