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Alpharetta, GA 30004

05-ALPH-10226

CROSS REFERENCE: QUITCLAIM DEED
AT DEED BOOK 3749, PAGE 550

SCRIVENER'S AFFIDAVIT

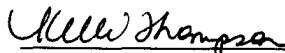
STATE OF GEORGIA
COUNTY OF FULTON


Doc ID: Q01775180002 Type: GLR
Filed: 05/31/2005 at 01:07:55 PM
Fee Amt: \$12.00 Page 1 of 2
Forsyth County, GA
Douglas Sorrells Clerk Superior Ct
BK 3805 PG 231-232

LISA EDWARDS ANDERSON, the undersigned deponent, having been duly sworn by the undersigned notary public, hereby deposes, warrants and represents the following:

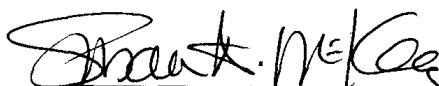
1. That Deponent is an Attorney licensed to practice law in the State of Georgia and that she is the Managing Attorney of the Alpharetta office of Morris|Hardwick|Schneider, LLC, which office prepared that certain Quitclaim Deed from MICHAEL TODD HORTMAN and CARLA C. HORTMAN to MICHAEL TODD HORTMAN, JR. and CARLA C. HORTMAN dated March 31, 2005 and recorded in Deed Book 3749, Page 550, Forsyth County, Georgia records, transferring title the property described in the Exhibit "A" attached to said Quitclaim Deed.
2. Said Quitclaim Deed contained a scrivener's error in that the incorrect legal description was attached to the Quitclaim Deed. Therefore the correct legal description should have been as shown on Exhibit "A" attached to this Affidavit.
3. This Affidavit is made with the understanding that it will be relied upon by purchasers and Lenders dealing with said owner, by attorneys certifying title to said property, and by title insurance companies insuring title to said property.

This 20th day of May, 2005.


Unofficial Witness


LISA EDWARDS ANDERSON

Sworn to and subscribed before me
this 20th day of May, 2005.


Notary Public

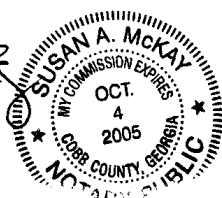


EXHIBIT "A"

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING LOCATED IN LAND LOT 358 OF THE 14TH DISTRICT, 1ST SECTION OF FORSYTH COUNTY, GEORGIA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH BEARS NORTH 25 DEGREES 29 MINUTES 02 SECONDS WEST A DISTANCE OF 190.01 FEET FROM THE CORNER COMMON TO LAND LOTS 358, 359, 384 & 385 OF THE 14TH DISTRICT, 1ST SECTION, FORSYTH COUNTY, GEORGIA:

THENCE NORTH 81 DEGREES 31 MINUTES 00 SECONDS WEST FOR A DISTANCE OF 216.79 FEET TO A POINT;

THENCE NORTH 01 DEGREES 21 MINUTES 25 SECONDS WEST FOR A DISTANCE OF 282.50 FEET TO A POINT ON THE COMMON BOUNDARY WITH LAKE SIDNEY LANIER;

THENCE NORTH 88 DEGREES 38 MINUTES 35 SECONDS EAST FOR A DISTANCE OF 110.07 FEET ALONG THE COMMON BOUNDARY WITH LAKE SIDNEY LANIER TO A POINT;

THENCE SOUTH 01 DEGREES 22 MINUTES 25 SECONDS EAST FOR A DISTANCE OF 240.70 FEET TO A POINT;

THENCE SOUTH 81 DEGREES 31 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 94.25 FEET TO A POINT;

THENCE SOUTH 41 DEGREES 24 MINUTES 35 SECONDS EAST FOR A DISTANCE OF 43.14 FEET TO A POINT;

THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 50.00 FEET AND AN ARC LENGTH OF 35.00 FEET, BEING SUBTENDED BY A CHORD OF SOUTH 28 DEGREES 32 MINUTES 12 SECONDS WEST FOR A DISTANCE OF 34.29 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH AND SUBJECT TO COVENANTS, EASEMENTS AND RESTRICTIONS OF RECORD. SAID PROPERTY CONTAINS 0.890 ACRES MORE OR LESS.

TOGETHER WITH A PERPETUAL AND NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS A DIRT ROAD LEADING FROM THE ABOVE PROPERTY TO BEAVER RUIN ROAD. SAID ROAD IS CURRENTLY BEING PAVED AND WILL BE DEDICATED TO FORSYTH COUNTY AS BOBBINS WAY. THIS EASEMENT SHALL EXPIRE UPON DEDICATION OF SAID RIGHT OF WAY.