

# Warranty Deed

**Georgia, County of Hall**

**THIS INDENTURE**, made this \_\_\_\_\_ day of \_\_\_\_\_, in the Year of Our Lord Two Thousand and \_\_\_\_\_, between \_\_\_\_\_ of the State of Georgia and County of Hall (hereinafter called "GRANTOR"), and \_\_\_\_\_ of the State of Georgia and County of Hall (hereinafter called "GRANTEE"),

**WITNESS:** That the said GRANTOR, for and in consideration \_\_\_\_\_, in hand paid at and before the sealing and deliver of these presents, the receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell and convey unto the said GRANTEE the following described property, to wit:

**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 claims of all persons whomsoever.

**WHEREVER** there is a reference herein to the GRANTOR or the GRANTEE, the singular includes the plural and the masculine includes the feminine and the neuter, and said terms include and bind the heirs, executors, administrators, successors and assigns of the parties hereto.

**IN WITNESS WHEREOF**, the said GRANTOR has hereunto set his hand and seal, the day and year above written.

Signed, sealed and delivered in presence of:

\_\_\_\_\_  
Unofficial Witness

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
Notary Public  
My Commission Expires: \_\_\_\_\_

\_\_\_\_\_  
(Seal)