

After recording, return to:
ARCHER & LOVELL
PO Box 1024
Cartersville GA 30120

STATE OF GEORGIA
COUNTY OF BARTOW

DEED OF GIFT

THIS INDENTURE is made as of ___ day of _____, 2022, between **CARTER GROVE (ATLANTA) ASLI VI, L.L.L.P.**, a Delaware limited liability limited partnership (hereinafter referred to as "Grantor") and **CITY OF CARTERSVILLE**, a Municipal Corporation of the State of Georgia (hereinafter referred to as "Grantee") ("Grantor" and "Grantee" to include their respective heirs, successors, executors, administrators, legal representatives and assigns where the context requires or permits).

WITNESSETH:

WITNESSETH THAT GRANTOR, for and in consideration of the greater good and public welfare of the community and of Grantee, and other good and valuable consideration, does hereby give, grant and convey unto Grantee all that tract or parcel of land lying more particularly described as follows (the "Land"):

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 992 OF THE 4TH DISTRICT, 3RD SECTION, CITY OF CARTERSVILLE, BARTOW COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTHERLY MITERED CORNER OF BELMONT DRIVE (50' R/W) AND THE WESTERLY R/W OF CARTER GROVE BOULEVARD (110' R/W);

THENCE CONTINUING ALONG THE WESTERLY RIGHT-OF-WAY OF CARTER GROVE BOULEVARD IN A NORTHERLY DIRECTION 1035.79' TO A #4 REBAR FOUND, SAID POINT BEING THE POINT OF BEGINNING;

THENCE LEAVING SAID RIGHT-OF-WAY NORTH 88 DEGREES 45 MINUTES 59 SECONDS WEST 493.25 FEET TO A #4 REBAR FOUND;

THENCE NORTH 00 DEGREES 28 MINUTES 43 SECONDS EAST 924.01 FEET TO A #4 REBAR FOUND;

THENCE SOUTH 52 DEGREES 21 MINUTES 35 SECONDS EAST 427.00 FEET TO A #4 REBAR SET;

THENCE SOUTH 74 DEGREES 23 MINUTES 32 SECONDS EAST 186.90 FEET TO A #4 REBAR FOUND ON THE WESTERLY RIGHT-OF-WAY OF CARTER GROVE BOULEVARD (110' R/W);

THENCE ALONG SAID RIGHT-OF-WAY ALONG A CURVE TO THE LEFT AN ARC LENGTH OF 629.62 FEET, SAID CURVE HAVING A RADIUS OF 1410.00 FEET, AND BEING SUBTENDED BY A CHORD OF 624.40 FEET, AT SOUTH 03 DEGREES 00 MINUTES 12 SECONDS WEST TO A #4 REBAR FOUND, SAID POINT BEING THE POINT OF BEGINNING;

SAID TRACT BEING 8.38 ACRES, 364915 SQUARE FEET, MORE OR LESS.

SAID LAND BEING SHOWN ON A SURVEY ENTITLED "CITY OF CARTERSVILLE, BOUNDARY RETRACEMENT SURVEY CARTER GROVE BLVD SE, DATED AUGUST 2, 2022, PREPARED BY DEAN C. OLSON, G.R.L.S. NO. 2806 AND RECORDED IN PLAT BOOK 2022, PAGE ____, IN THE OFFICE OF THE CLERK OF SUPERIOR COURT, BARTOW COUNTY, GEORGIA FOR A MORE PARTICULAR DESCRIPTION OF SAID LAND.

TO HAVE AND TO HOLD the 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 Grantee forever in **FEE SIMPLE**.

[signature page follows]

IN WITNESS WHEREOF, Grantor has hereunto set Grantor's hand and seal this day and year first above written.

Signed, sealed and delivered
in the presence of:

Witness

Notary Public

My Commission Expires: _____

[AFFIX NOTARY SEAL]

GRANTOR:

**CARTER GROVE (ATLANTA) ASLI VI,
L.L.L.P.**, a Delaware limited liability limited
partnership

BY: AVANTI PROPERTIES GROUP II,
L.L.L.P., a Delaware limited liability
limited partnership, Its General Partner

BY: AVANTI MANAGEMENT
CORPORATION, a Florida corporation,
Its General Partner

By: _____
Andrew Dubill, Executive Vice President