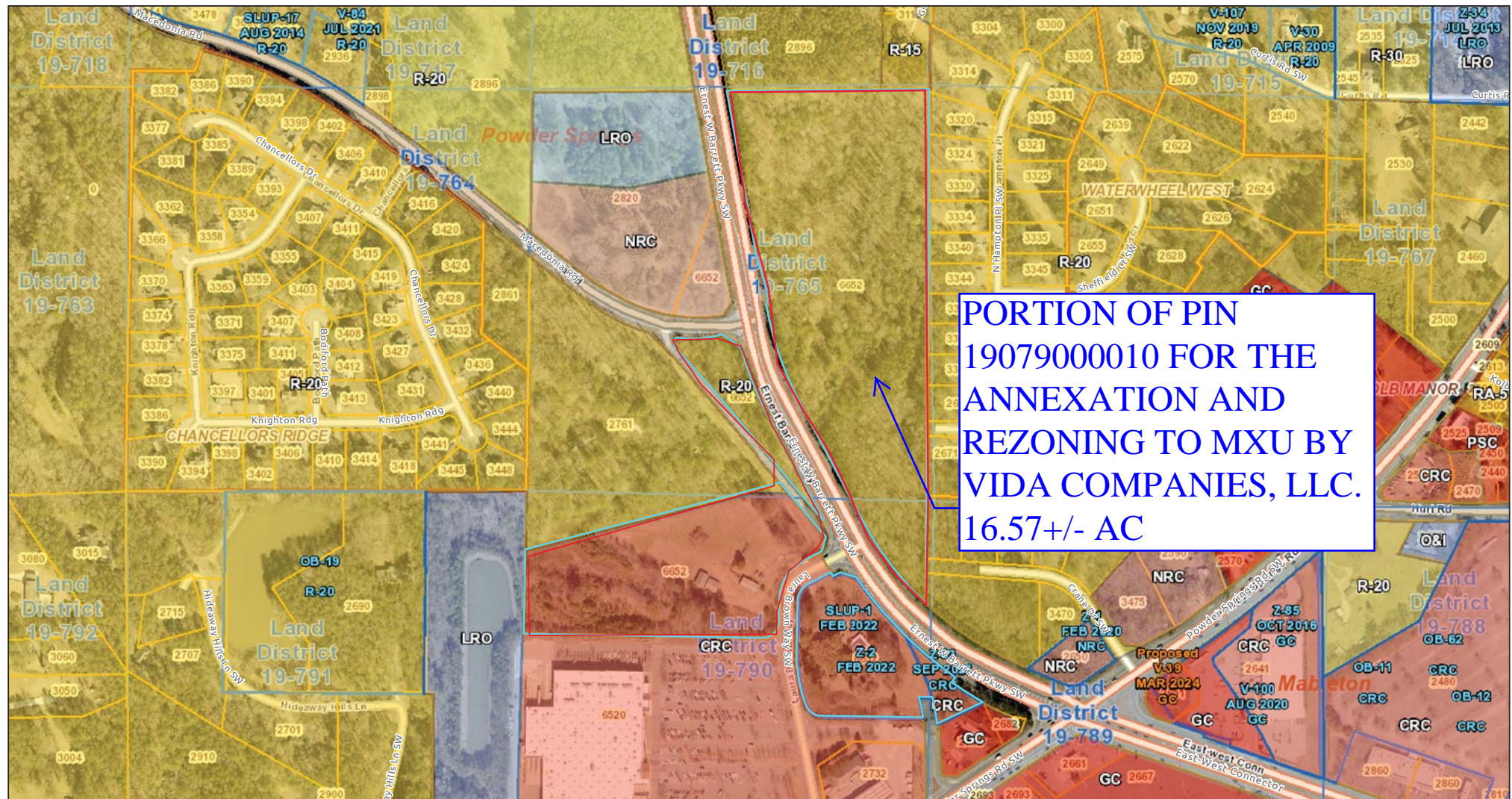


13.64-ACRE TRACT OF WILLIAM D. BROWN-PORIONS OF PIN 19079000010



1/23/2024, 2:14:05 PM

Commissioner Districts

District Four: (SW Cobb) Monique Sheffield

Zoning Districts

call other values>

CF

NRC

UVC

PVC

CRC

UC

NS

PSC

GC

RRC

HI

IF

LI

LRO

OI

OMP

OHR

OS

R-80

R-80/OSC

RR

R-40/OSC

R-40

R-30/OSC

R-30

R-20/OSC

R-20

R-15/OSC

R-15

R-12

RD

RA-4

RA-5

SC

RA-6

RM-8

FST

FST-6

FST-8

RM-12

RM-16

MHP/PS

RDR

MHP

RSL

BMR

PD

PRD

RHR

TS

Zoning Petitions

Current Case

Past Case

Proposed Case

Subdivisions

Landlots

CobbParcels

Main rail line

Cross Roads

Interstates

Arterials

Major Collectors

Minor Collectors

Local

Local-Private

Landlots

Ramps

Cities

Mableton

Powder Springs

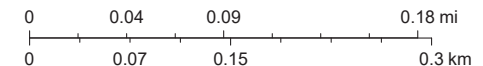
ORTHOS

Red: Band_1

Green: Band_2

Blue: Band_3

1:4,514



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US Census Bureau, USDA, USFWS, Cobb GIS and

This map is a user generated static output from an Internet mapping
Cobb County GIS



REVISIONS

REV.# _____
DATE _____
DRAWN BY: _____
CHECKED BY: _____

PROJECT

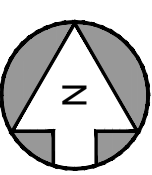
SEAL:

PRELIMINARY



SCALE & NORTH ARROW

SCALE & NORTH ARROW



DESIGN INFO

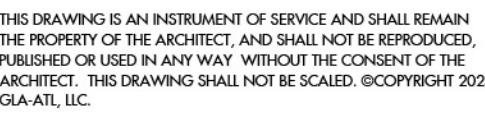
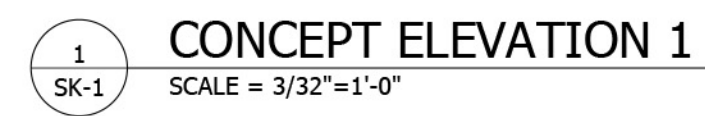
SIGNED BY: _____

REVIEWED BY:

DATE: Octo

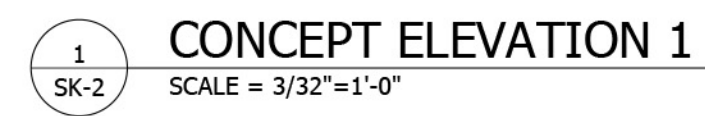
CONCEPT GRADING

CP-5



CLIENT:

NOT ISSUED FOR CONSTRUCTION





**GEHEBER
LEWIS
ASSOCIATES**

1325 LOGAN CIRCLE NW, ATLANTA, GA 30318
T: 404.228.1958 | F: 404.228.8350
WWW.GLAATL.COM

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RELEASE DATES:

[illegible]

TAMP:

CLIENT:

VPT 6652 PS
DEVELOPMENT, LLC

579 MONROE DR NE
SUITE 252

ATLANTA, GA 30324

PROJECT:

6652 ERNEST BARRETT
PARKWAY
POWDER SPRINGS,
COBB COUNTY, GEORGIA

RAWING TITLE:

TOWNHOME CONCEPT ELEVATIONS

DRAWN BY: MF	CHECKED BY:
SCALE: AS NOTED	DATE: 1/2/24
PROJECT NUMBER: 13026	
DRAWING NUMBER:	

SK-3

NOT ISSUED FOR CONSTRUCTION

West



Jay C. Stephenson

Jay C. Stephenson
Clerk of Superior Court Cobb Cty. Ga.

EXECUTOR'S DEED

STATE OF GEORGIA
COUNTY OF COBB

THIS INDENTURE is made this5TH.... day ofMAY.... in the year of our Lord TWO THOUSAND AND FOUR....(2004)....betweenLEWIS J. MIERS, JR.,.... GRANTOR, (AS EXECUTOR OF THE LAST WILL AND TESTAMENT OF MATTIE INEZ MIERS, DECEASED), of the State of Georgia, and LAURA SANDERS BROWN.... GRANTEE, of the State of Georgia.

WITNESSETH; That the GRANTOR, by virtue of the power and authority given in, and by said last will and testament of Mattie Inez Miers, is duly qualified to act as Executor, and as the Executor, has full power and authority to bargain and sell the below described real property pursuant to an order of a court of probate, Letters Testamentary (Exhibit A), for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, cash in hand paid, at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has hereby granted, bargained, sold and conveyed and by these presents, and does grant, bargain, sell and convey, in fee, the below described real property unto the GRANTEE, her heirs and assigns:

All that tract or parcel of land lying and being in Land Lot 765 of the 19th District 2nd Section of Cobb County, Georgia and being more particularly described as follows:

Begin at a point at the intersection of the northerly land lot line of Land Lot 765 of said District and Section with the easterly right-of-way line of West Cobb Loop (Now Known as Barrett Parkway) (109' Right-of-Way) thence travel along said land lot line, N88°58'52"E a distance of 70.07 feet to a fixed boundary marker, a 1 inch iron rod found, the westerly boundary of property now or formerly owned by Laura S. Brown; thence along said property S17°41'25"W a distance of 142.47 feet to a point on the easterly right-of-way line of West Cobb Loop (Now Known as Barrett Parkway)(109' Right-of-Way) thence travel along said right-of-way line N11°15'39"W a distance of 137.06 feet to the intersection of the said right-of-way line with the northerly land lot line of said Land Lot 765, said District and Section, and the point of beginning. This property, further described in (Exhibit B), is triangular in shape, and being approximately eleven tenths plus or minus (.11 +/-) acres of real property. This being a small portion and corner of the same property conveyed by DEED OF ASSENT to Mattie Inez Miers (Exhibit C).

Together with all right, title and interest, if any, of GRANTOR in, and to, any streets and roads abutting the above described real property. Together with appurtenances and all the singular rights, members thereof, including improvements in any wise appertaining thereto, and also the estate therein, which the said decedent had at the time of decedent's death. And also all the estate therein, which the Grantor has the power to convey or dispose of whether individually, or by virtue of said will, or otherwise;

TO HAVE AND TO HOLD the said bargained real property granted hereby these presents, unto GRANTEE, her heirs or successors and assigns forever. Grantee shall quietly enjoy the above property, in fee simple, and the Executor and his successors, and assigns shall warrant and forever defend the right to title of the real property bargained and sold hereunder unto the GRANTEE against all claims and demands of any person claiming by, from, or under the Executor. The GRANTOR his heirs, executors, and administrators will warrant and forever defend the right and title to the above described real property unto GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever. AND the Executor covenants that he has not done or suffered anything whereby the said real property has been encumbered in any way whatsoever.

IN WITNESS WHEREOF, The said GRANTOR has duly executed this deed and has hereunto set his hand and affixed his seal, the day and year above written.

GRANTOR:

Lewis J. Miers, Jr.
LEWIS J. MIERS, JR., Executor
Estate of Mattie Inez Miers

Signed, sealed and delivered in the presence of

Mohini Salim
Notary Public



Witness:

Donnelle Lamb

Witness print full name and address:

Donnelle Lamb
4170 Pleasant Hill Rd.
Duluth Ga 30096

Deed Book 13999 Pg 3478



Probate Court of Cobb County

EXHIBIT "A"

LETTERS TESTAMENTARY
(Relieved of Filing Returns)

FILE# 01-0216

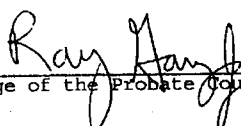
From the Honorable Judge of Probate Court of Said County.

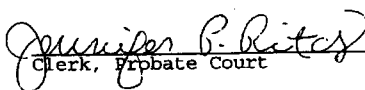
WHEREAS, on the 1ST day of FEBRUARY, 20 00, at a regular term of the Probate Court, the Last Will and Testament dated MARCH 26, 1984, of MATTIE INEZ MIERS, deceased, at the time of ~~his~~/her death a resident of said County, was legally proven in ~~open~~/solemn form and was admitted to record by order, and it was further ordered that LEWIS J. MIERS, JR. A/K/A LEWIS JAMES MIERS, JR., named as Executor(~~M~~) in said Will, be allowed to qualify, and upon so doing, Letters Testamentary be issued to such Executor(~~M~~).

NOW, THEREFORE, the said LEWIS J. MIERS, JR. A/K/A LEWIS JAMES MIERS, JR., having taken the oath of office and complied with all the necessary prerequisites of the law, is ~~not~~ legally authorized to discharge all the duties and exercise all the powers of Executor(~~M~~) under the Will of said deceased, according to the Will and the law.

Given under my hand and official seal, the 1ST day of FEBRUARY, 20 01.

Attested: Jennifer P. Ritchey


 Judge of the Probate Court


 Clerk, Probate Court

EFFECTIVE 7/87

Exercising the Jurisdiction of the Probate Court pursuant to the order of Judge DAVID A. DODD dated 12/11/02 as provided by OCGA § 16-9-16

RECORDED

GPCSF 24

10 ACRES
OUT
GRADY FURR

SUBJECT PROPERTY
✓ 0.11 AC.

LAND LOT No. 765
30 A.

LAND LOT No. 790
20th

A DOCUMENT ON FILE IN

PROBATE COURT COBB COUNTY

GEORGIA IN FILE 5285

THIS PLAT SHOWS PROPERTY
OF

MRS. FURR

IN LAND LOT NO. 765 AND 790 R

TOTAL OF 50 ACRES - 19 DIST. 2-SEC.

COBB CO GA, SURVEY BY J.J. SANDERS

JUNE 4-34

EXHIBIT "C"

3.00
DEED OF ASSENT

STATE OF GEORGIA
COUNTY OF DOUGLAS

WHEREAS, LEWIS JAMES MIERS, died a resident of Cobb County, Georgia, on the 5th day of December, 1985, leaving a will which has been probated in solemn form in said County at the January Term of the Court of Probate thereof; and

WHEREAS, under the terms of said will the following described property was devised to MATTIE INEZ MIERS:

ALL THAT TRACT or parcel of land lying and being in the 19th District and 2nd Section of Cobb County, Georgia, and more particularly described as follows: BEGINNING at iron stake at the northwest corner of Land Lot No. 765, and running east a distance of 725 feet to an iron stake on original land lot line; thence in a southwesterly direction a distance of 812 feet to an iron stake beside public road; thence along public road a distance of 595 feet to the original north and south land lot line; thence along the original north and south land lot line, a distance of 472 feet to beginning point, the same being ten (10) acres in the northwest corner of Land Lot Number Seven Hundred Sixty-five (765).

This conveyance is made subject to all restrictive covenants of record.

WHEREAS, the undersigned *none* duly qualified as Executrix of the estate of the said LEWIS JAMES MIERS and is now administering the estate under the terms of said Will; and it has been determined that all debts and claims against the estate have been fully paid.

NOW, THEREFORE, the undersigned, as Executrix of the will of the said LEWIS JAMES MIERS hereby assents to the devise of said property under the terms of said will, so that full fee-simple title thereto is vested in the said MATTIE INEZ MIERS as provided in said will.

WITNESS my hand and seal, this 7th day of January.

198 Cobb County, Georgia

Real Estate Transfer Tax

Paid none
Date 1-14-86

Jay C. Stephenson
Clerk of Superior Court

Mattie Inez Miers (SEAL)
MATTIE INEZ MIERS, As Executrix
Aforesaid

Signed, sealed and delivered in the
presence of:

[Signature]
Witness

[Signature]
Notary Public

[Signature] Exp. 6/13/89



FILED AND RECORDED
26 JAN 14 PM 13
J.C. Stephenson
CLERK SUPERIOR COURT CLERK



Printed: 1/17/2024

Cobb County Online Tax Receipt

Thank you for your payment!

CARLA JACKSON TAX COMMISSIONER
HEATHER WALKER CHIEF DEPUTY
Phone: 770-528-8600
Fax: 770-528-8679

Payer:
WILLIAM D BROWN

BROWN WILLIAM D

Payment Date: 9/26/2023

Tax Year	Parcel ID	Due Date	Appeal Amount			Taxes Due
2023	19079000010	1/15/2024	Pay:	N/A	or	\$0.00
Interest	Penalty	Fees	Total Due	Amount Paid	Balance	
\$0.00	\$0.00	\$0.00	\$0.00	\$5,572.12	\$0.00	



Scan this code with your
mobile phone to view
this bill!!