

Return to: Wiseman, Blackburn & Futrell
240 West Broughton Street
Savannah, Georgia 31401

STATE OF GEORGIA)

LIMITED WARRANTY DEED

COUNTY OF CHATHAM)

THIS INDENTURE, made and entered into this 20th day of June, 2012, by and between **FIRST CITIZENS BANK**, a Georgia banking corporation as party of the first part, and **THE MAYOR AND ALDERMEN OF THE CITY OF SAVANNAH**, a Georgia municipal corporation as party of the second part.

WITNESSETH

Party of the first part, for and in consideration of the sum of Three Million and No/100 Dollars (\$3,000,000.00) and other valuable consideration, the receipt and sufficiency whereof is hereby acknowledged, does hereby grant, bargain, sell and convey unto party of the second part, its successors and assigns, the following described property to-wit:

ALL that certain tract of land shown upon a map or plat entitle "Plat of Lots 1, 2, 3, 4, 21, 22, 23 and 24, and a lane, Crawford Ward, City of Savannah, " as said plat is recorded in the Office of the Clerk of the Superior Court of Chatham County, Georgia, in Plat Book 6-P, Folio 29, said plat prepared by Barrett Land Survey, Inc., Savannah, Georgia, dated July 30, 1984, and to which specific reference is made herewith as if incorporated herein; and being more particularly described as follows:

Beginning at an iron rod at the intersection of the eastern line of Habersham Street with the northern line of Hull Street and from said point of beginning running thence North 17 degrees 55 minutes 5 seconds East along the eastern line of Habersham Street a distance of 212.5 feet to a nail; running thence South 72 degrees 46 minutes 45 seconds East and along the southern line of Oglethorpe Avenue a distance of 242.3 feet to a nail; running thence South 18 degrees 00 minutes West and along the western line of Price Street a distance of 212.5 feet to an iron rod; running thence North 72 degrees 45 minutes 50 seconds West along the northern line of Hull Street a distance of 242 feet to the point of beginning. Said property has a tax identification number of 2-0015-17-002.

And the said Party of the first part, its successors and assigns, warrants a good and marketable title to said property unto Party of the second part, its successors and assigns, against the claims of all persons claiming by, under or through it.

TO HAVE AND TO HOLD said property, together with all and singular the rights, members, hereditaments, improvements, easements and appurtenances thereunto belonging or in anywise appertaining unto second party, its successors and assigns, FOREVER IN FEE SIMPLE.

IN WITNESS WHEREOF, the said party of the first part has caused these presents to be executed by its duly authorized officers and its seal affixed hereto, the day and year first above written.

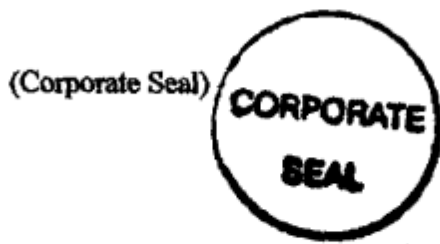
FIRST CITIZENS BANK

By: [Signature]
Jennie K. Anderson
Interim President and CEO

Signed, sealed and delivered
this 20th day of June, 2012
in the presence of:

Attest: [Signature]
Dana Potts
Chief Financial Officer

[Signature]
Witness



[Signature]
Notary Public



My Commission Expires: May 12, 2018