

Spivey Development Company, Inc.

3030 Emerald Drive, Jonesboro, GA 30236

Ph: 478-6512 or 477-8845

April 11, 1985

Lake Spivey Civic Association
2943 Emerald Drive
Jonesboro, Ga. 30236

Attention: Mr. Tommy Holland

Dear Tommy:

For several years Walter and I have given much thought regarding plans to dispose of the waters and lakebed of Lake Spivey. Over the years we have discussed several options. We wanted to be sure we made the right decision. We are very proud of the quality of the homes and the quality of the people in our development. While we often discussed alternatives, I always felt we needed to give the lake to those who would be the most appreciative, i.e., the homeowners.

Therefore, I have given you the Deeds, signed by me, to conclude this gift. I ask that you obtain the acceptance signatures and to record the Deed in the Clerk's office. Along with the deed I would like to make a few comments.

1. I would like Bay View, Forest Estates, North Shore and the Civic Association to each own their respective entrance areas, access lots and marina facilities - but subject to the overall power of the Lake Spivey Civic Association to regulate from time to time the marina facilities on the water.
2. I obviously request that the lake, marina and access lots be maintained in good condition, and satisfactory to all regulatory authorities.
3. No houses or other improvements should be built on the Dam area.
4. The Dam should be inspected at least once per week. I presently have Claude Munson doing this and I would recommend you continue to use him.

Sincerely,


Emilie P. Spivey

/bjy

LAW OFFICES

OLIVER, DUCKWORTH, SPARGER & WINKLE, P. C.

146 NORTH MCDONOUGH STREET

POST OFFICE BOX 37

JONESBORO, GEORGIA 30237

G ROBERT OLIVER
WILLIAM H DUCKWORTH, JR.
KEVIN W SPARGER
DAVID P WINKLE
M VAN STEPHENS II

March 28, 1985

TELEPHONE
404-478 8803

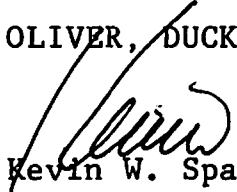
Tommy Holland, Esquire
1810 First National Bank Tower
Atlanta, Georgia 30383

Dear Tommy:

I still have not yet received the appraisal from Rudolph Johnson, but I wanted to go ahead and prepare the proposed Deeds and get them in your hands for your review. Accordingly, enclosed is a copy of the proposed Quitclaim Deed from the Spivey entities to the yet un-named grantees (whose names you will supply to me) and a second Deed from the un-named grantees to Lake Spivey Civic Association a/k/a Lake Spivey Homeowners Association. I also enclose copies of the Transfer Tax Declarations that we would use. Once I receive Rudolph's appraisal, I will call you and obtain the name of the Grantees and proceed to conclude the matter.

Sincerely,

OLIVER, DUCKWORTH, SPARGER & WINKLE, P.C.



Kevin W. Sparger

KWS:ct

Enclosures

cc: Mrs. Emilie P. Spivey
3030 Emerald Drive
Jonesboro, Georgia 30236