

Type Codes for Real Estate Instruments

Code	Description	Inclusive of the following instruments that pertain to Real and Personal Property:
AFF	AFFIDAVIT	all AFFIDAVITS
AGRE	CONTRACT	all CONTRACTS all AGREEMENTS all AMENDMENTS all MODIFICATIONS except Boundary Line Agreements (see BL), and SD modifications
ASGN	ASSIGNMENT	all ASSIGNMENTS or TRANSFERS of Real Property interest including SECURITY DEED ASSIGNMENT LEASE ASSIGNMENT OPTION ASSIGNMENT (see footnote ¹ for LIEN ASSIGNMENT)
BKRP	NOTICE OF BANKRUPTCY	any BANKRUPTCY PETITION, SCHEDULES, ORDERS, NOTICES
BL	BOUNDARY LINE AGREEMENT	BOUNDARY LINE AGREEMENTS
BOND	BOND	all BONDS including CRIMINAL BOND BOND FOR TITLE BOND TO RECONVEY (see footnote ² for BOND TO DISCHARGE LIEN)
CANC	CANCELLATION	all CANCELLATIONS including SECURITY DEED CANCELLATION. (see footnote ³ for MATERIALMANS, OR OTHER LIEN CANCELLATIONS)
CERT	CERTIFICATION	all CERTIFICATES
CNDO	CONDOMINIUM DECLARATION	all DECLARATIONS OF CONDOMINIUM
COVE	DECLARATION RESTRICTIVE COVENANTS	DECLARATIONS OF COVENANTS, RESTRICTIVE COVENANTS

¹ Per OCGA 15-6-61 Lien assignments are to be filed in the Lien index as of January 1, 2004.

² Per OCGA 15-6-61 Bonds to discharge liens are to be filed in the Lien index as of January 1, 2004.

³ Per OCGA 15-6-61 Cancellation of Materialmans or other liens are to be filed in the Lien index as of January 1, 2004.

EASE	EASEMENT	all EASEMENTS
EST	ESTATE DOCUMENTATION	copies of LETTERS OF ADMINISTRATION LETTERS TESTAMENTARY NO ADMINISTRATION NECESSARY WILLS OTHER ADMINISTRATION DOCUMENT
ESTD	DEED – FROM ESTATE	when not recognizable as a warranty deed or quit claim deed, then all CONVEYANCES from ESTATES including: ADMINISTRATORS DEED ADMINISTRATRIX DEED DEEDS OF ASSENT EXECUTORS DEED EXECUTRIX DEED
FCD	DEED – FORECLOSURE	DEEDS UNDER POWER OF SALE MORTGAGE FORECLOSURE DEEDS
GIFD	DEED OF GIFT	any GIFT DEED when not recognizable as a warranty deed or quit claim deed
GOMD	DEED – GAS, OIL, MINERAL	when not recognizable as a warranty deed or quit claim deed, then: all GAS DEEDS all OIL DEEDS all MINERAL DEEDS
GOML	LEASE – GAS, OIL, MINERAL	all GAS LEASES all OIL LEASES all MINERAL LEASES
LEAS	LEASE	any LEASE except gas, oil or mineral
LIEN ⁴	LIEN	LIENS EXCEPT MATERIALMANS, MECHANIC, and HOSPITAL LIENS (see footnote)
MISC	MISCELLANEOUS	instruments fitting no other category
ML ⁵	MATERIALMANS LIEN	See footnote for MATERIALMANS LIENS And MECHANICS LIENS on realty
NOT	NOTICE	all NOTICES (unless they serve the obvious purpose of another instrument type) all UCC 2's
OPT	OPTION	all OPTIONS

⁴ Per O.C.G.A. 15-6-61, as of January 1, 2004, Liens on Real and Personal Property are to be indexed in the Lien Index. Upon filers' request, Liens on Real Property may be ADDITIONALLY filed in the Real Estate index upon receipt of appropriate additional filing fee (as stated herein).

⁵ Per O.C.G.A. 15-6-61 Liens on Real Property are to be indexed in the Lien Index. Upon filers' request, Liens on Real Property may be ADDITIONALLY filed in the Real Estate index upon receipt of appropriate additional filing fee.

		all OPTIONS TO PURCHASE all OPTION TO LEASE all OTHER OPTIONS
ORD	COURT ORDER	COURT ORDER pertaining to title to land including: CONDEMNATIONS REGISTRATION OF TITLE PARTITION YEARS SUPPORT OTHER COURT ORDER
POA	POWER OF ATTORNEY	POWER OF ATTORNEY
QCD	QUIT CLAIM DEED	all QUIT CLAIM DEEDS all CORRECTIVE QUIT CLAIM DEEDS all AMENDED QUIT CLAIM DEEDS
REGD	TITLE REGISTRY TRANSFER ⁶	CONVEYANCES of previously REGISTERED TITLES
REL	RELEASE	all RELEASES all PARTIAL RELEASES ON SECURITY DEEDS
RPOA	REVOCATION OF POWER OF ATTORNEY	REVOCATION OF POWER OF ATTORNEY
RWD	RIGHT OF WAY DEED	all RIGHT OF WAY DEEDS
SD	SECURITY DEED	all SECURITY DEEDS all DEEDS OF TRUST TO SECURE DEBT all MORTGAGES all SECURITY DEED MODIFICATIONS
SHFD	SHERIFF'S DEED	all SHERIFF'S DEEDS except tax deeds
TAXD	TAX SALE DEED	all TAX SALE DEEDS
TIMD	TIMBER DEED	all TIMBER DEEDS
TIML	TIMBER LEASE	all TIMBER LEASES
TRSD	TRUSTEE'S DEED	when not recognizable as a warranty deed or quit claim deed, then: all DEEDS FROM A TRUSTEE all TRUST ESTABLISHMENT INSTRUMENTS all DEEDS OF CONSERVATORSHIP or CONSERVATOR'S DEEDS
WD	WARRANTY DEED	all WARRANTY DEEDS all LIMITED WARRANTY DEEDS

⁶ The terms "Title Registry" and "Registered Title", and the use of instrument type "REGD" refer to the rarely used provisions of the "Land Registration Law" as defined in O.C.G.A. 44-2-40 et seq and are not to be confused with other types of deeds.

		all CORRECTIVE WARRANTY DEEDS
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