

2006-2088

DEED DRAWN - TITLE NOT EXAMINED

STATE OF SOUTH CAROLINA)

) TITLE TO REAL ESTATE

COUNTY OF COLLETON)

) LIFE ESTATE ONLY

KNOW ALL MEN BY THESE PRESENTS, That I, **CATHERINE DIANNE BENTON BUNTON**, in the State aforesaid, for and in consideration of the sum of **FIVE AND 00/100 (\$5.00) DOLLARS LOVE AND AFFECTION TO MY MOTHER** to her in hand paid by **MARGIE U. BENTON**, the receipt of which is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said **MARGIE U. BENTON** for and during the term of her **natural life a life estate only retaining the remainderman interest for myself, my Heirs and Assigns**, the following described real property:

All that certain piece, parcel or lot of land situate, lying and being in Ireland Hills Subdivision near Walterboro, in the County of Colleton, State of South Carolina being the Eastern one-half of Lot #24, and said lot being described as follows: On the North by Oakland Drive and measuring thereon Forty (40') feet; on the East by Lot #23 of said subdivision and measuring thereon One Hundred Ten (110') feet; on the South by a portion of Lot #9 of said subdivision and measuring thereon Forty (40') feet; on the West by the other portion of Lot #24 and measuring thereon One Hundred Ten (110') feet; all of said measurements being more or less.

Being the same property conveyed to Catherine Dianne Benton Bunton by deed of Margie U. Benton dated 27 June 2006, and recorded in the Office of the Clerk of Court for Colleton County in Deed Book 1386 at Page 54.

TMS No. 179-02-00-021

**GRANTEE'S ADDRESS: 206 Oakland Drive
Walterboro, SC 29488**

SUBJECT to all covenants, easements and restrictive covenants of record and to all governmental statutes, ordinances, rules and regulations.

TOGETHER with all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining.

TMS. 179-02-00-069
DATE 7-21-2006 gg
GEORGE R. McCORMACK gg
ASSESSOR COLLETON COUNTY

TO HAVE AND TO HOLD all and singular the premises before mentioned
unto the said **MARGIE U. BENTON** for and during the term of her natural life

WITNESS my Hand and Seal this 30 day of June in the year
of our Lord two thousand six and in the two hundredth and thirtieth year of the
Sovereignty and Independence of the United States of America.

Catherine Dianne Benton (SEAL)
CATHERINE DIANNE BENTON BUNTON

Signed, Sealed and Delivered
in the Presence of:

Charlette D Weeks
[Signature]

Doc# 26268 EXEMPT
FILED, RECORDER, INDEXED
07/10/2006 02:01:44PM
BK: 1387 PG: 150
Rec Fee: 10.00 Pages: 3
Register of Deeds

STATE OF SOUTH CAROLINA)
COUNTY OF COLLETON)

ACKNOWLEDGMENT

The foregoing instrument was acknowledged before me this 30 day of
June, 2006, by **CATHERINE DIANNE BENTON BUNTON**.

[Signature] (SEAL)
Notary Public for South Carolina
My Commission Expires: 8/4/2010

Return recorded document to:
Barr, Unger and McIntosh, L.L.C.
111A E. Washington Street
Walterboro, SC 29488

Deliver to: BARR UNGER & MCINTOSH
ATTORNEYS AT LAW

07/10/2006

PERSONALLY appeared before me the undersigned, who being duly sworn, deposes and says:

1. I have read the information on this Affidavit and I understand such information.

2. The property is being transferred **BY CATHERINE DIANNE BENTON BUNTON TO MARGIE U. BENTON ON 30 June 2006**.

3. Check one of the following: **The DEED is**

(a) _____ subject to the deed recording fee as a transfer for consideration paid or to be paid in money or money's worth.

(b) _____ subject to the deed recording fee as a transfer between a corporation, a partnership, or other entity and a stockholder, partner, or owner of the entity, or is a transfer to a trust or as a distribution to a trust beneficiary.

(c) X EXEMPT from the deed recording fee because (Exemption # 5) it is transferring realty in order to partition realty as long as no consideration is paid for the transfer other than the interests in the realty that are being exchanged in order to partition the realty;

4. Check one of the following if either 3(a) or 3(b) above has been checked.

(a) n/a The fee is computed on the consideration paid or to be paid in money or money's worth in the amount of \$n/a.

(b) n/a The fee is computed on the fair market value of the realty which is \$n/a.

(c) n/a The fee is computed on the fair market value of the realty as established for property tax purposes which is \$n/a.

5. Check YES _____ or NO _____ to the following: A lien or encumbrance existed on the land, tenement, or realty before the transfer and remained on the land, tenement, or realty after the transfer. If "YES," the amount of the outstanding balance of this lien or encumbrance is \$n/a.

6. The DEED Recording Fee is computed as follows:

(a) \$n/a the amount listed in item 4 above

(b) \$n/a the amount listed in item 5 above (no amount place zero)

(c) \$n/a Subtract Line 6(b) from Line 6(a) and place the result.

7. As required by Code Section 12-24-70, I state that I am a responsible person who was connected with the transaction as: **the closing attorney.**

8. Check if Property other than Real Property is being transferred on this Deed.

(a) _____ Mobile Home

(b) _____ Other

9. I understand that a person required to furnish this affidavit who willfully furnishes a false or fraudulent affidavit is guilty of a misdemeanor and, upon conviction, must be fined not more than one thousand dollars or imprisoned not more than one year, or both.

Sworn to before me this
30 day of June, 2006.

BARR, UNGER AND McINTOSH, L.L.C.

Charlotte Duke (SEAL)

Notary Public for South Carolina

My Commission Expires: 5/21/2012

H. Wayne Unger, Jr.