

354-04-00-079
354-04-00-080

TMS _____
DATE 2-25-2014
THOMAS W. HILL BCC
ASSESSOR COLLETON COUNTY

201400045678 EXEMPT
DEBORAH H GUSLER
REGISTER OF DEEDS
COLLETON COUNTY SC
02-10-2014 03:42 pm.
REC FEE: 10.00

201400045678
TIMESHARE GROUP INC
P O BOX 190
WAUNAKEE WI 53597

Prepared By and Return To:
The Timeshare Group
1004 Quinn Dr #8
Waunakee, WI 53567
TSR-R

Contract #: 15-0504264
Consideration is less than \$100

WARRANTY DEED

This Indenture, Made this **December 18, 2013**, between Murray M Skeen and Faye Ridge Skeen, whose address is 701 TANGLE DR, JAMESTOWN, NC 27282, hereinafter called the "Grantor"*, and **Robin Donner, LLC**, whose address is PO BOX 190, Waunakee, WI 53597, hereinafter called the "Grantee"*.

Witnesseth: That said Grantor, for good and valuable consideration, to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described timeshare, situate, lying, and being **Colleton County, SC** to wit:

A **154,000/17,386,000** undivided fee simple absolute interest in Units 694 & 695, Building 3 as tenants in common with the other undivided interest owners of said Units of **The Village at Edisto Horizontal Property Regime, Phase II** and as shown on Survey entitled "As Built Survey of Building 3 in Phase II, and of Building 4 in Phase III, The Village at Edisto Horizontal Property Regime Owned by Fairfield Communities, Inc. Located in Fairfield Ocean Ridge Edisto Beach, Colleton County, South Carolina", dated November 17, 2000, prepared by David Spell Surveying, recorded on April 9, 2001 in Plat Book 687, Page 2 and as further described in the aforesaid Master Deed for The Village at Edisto Horizontal Property Regime as recorded in Book 920, Page 101, et seq., with exhibits, and any amendments and supplements thereto, all as recorded in the Office of the Clerk of Court of Colleton County, South Carolina, together with an undivided interest in the common areas as described in said Master Deed, which aforesaid interest has been assigned **154,000** Fairshare Plus Points symbolic of said property interest; LESS AND EXCEPT oil, gas, and other minerals. Said Points shall be renewed only every **Each Year** for use in reserving property subjected to the terms of the Trust Agreement in such **Each Year**.

Derivation: This being the same property conveyed by Fairfield Resorts, Inc. to Murray M Skeen and Faye Ridge Skeen via deed recorded on 9/8/2006 in Book 01410 on Pages 00216-00218 in Colleton County, SC.

Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

*"Grantor" and "grantee" are used for singular or plural, as context requires.

In Witness Whereof, the said Grantor has hereunto set the Grantor's hand and seal the day and year first above written.

Prepared By and Return To:

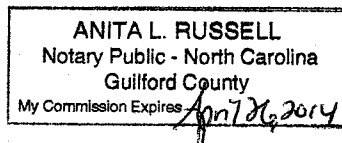
The Timeshare Group
1004 Quinn Dr #8
Waunakee, WI 53567
TSR-R

Grantor: Murray M Skeen Witness #1: Shannon D Swaney
Murray M Skeen Shannon D. Swaney

Grantor: Faye Ridge Skeen Witness #2: Thomas Glenns
Faye Ridge Skeen Thomas Glenns

State of NC, County of Guilford:
The foregoing instrument was acknowledged by me Anita L Russell, a notary public, on this 10th
day of January, 2014 by Murray M Skeen and Faye Ridge Skeen
who are personally known by me or who have produced: Driver License as identification.

Anita L Russell (SEAL)
Notary Public,
My Notary Expires 04/26/2014
Anita L. Russell



COUNTY OF Colleton)

AFFIDAVIT

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 being transferred is located at 1 King Cotton Rd., Edisto, SC 29438
 bearing Colleton County Tax Map Number 354-04-00-079, was transferred on 12/18/2013
 by Murray M. Skeen & Faye Ridge Skeen 354-04-00-080

to Robin Donner, LLC

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) ☒ exempt from the deed recording fee because (See Information section of affidavit);
Consideration is less than \$100

(If exempt, please skip items 4 – 7, and go to item 8 of this affidavit.)

If exempt under exemption #14 as described in the information section of this affidavit, did the agent and principal relationship exist at the time of the original sale and was the purpose of this relationship to purchase the realty? Check Yes ☐ or No ☐

4. Check one of the following if either item 3(a) or item 3(b) above has been checked (See Information section of this affidavit):

- (a) ☐ The fee is computed on the consideration paid or to be paid in money or money's worth in the amount of _____
- (b) ☐ The fee is computed on the fair market value of the realty which is _____
- (c) ☐ The fee is computed on the fair market value of the realty as established for property tax purposes which is _____

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: _____ Recorded in Book _____ Page _____

6. The deed recording fee is computed as follows:

- (a) Place the amount listed in item 4 above here: _____
- (b) Place the amount listed in item 5 above here: _____
 (If no amount is listed, place zero here.)
- (c) Subtract line 6(b) from Line 6(a) and place result here: _____

7. The deed recording fee due is based on the amount listed on Line 6(c) above and the deed recording fee due is: _____

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

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 29Day of January year of 2014

Responsible Person Connected with the Transaction

Uri Fried - Managing Member of Robin Donner, LLCNotary Public for Dane County, WI

Print or type the above name here

My Commission Expires: 01/09/2014