

STATE OF SOUTH CAROLINA)

MANUFACTURED HOME

AFFIDAVIT FOR

RETIREMENT OF TITLE

COUNTY OF Colleton)

CERTIFICATE



2019004724

MH AFFIDAVIT RETIREMENT CERT

RECORDING FEES \$10.00

STATE TAX \$0.00

COUNTY TAX \$0.00

PRESENTED & RECORDED: 07-22-2019 03:18:05 PM

BK: RB 2762

PG: 110 - 113

DEBORAH B KANE
ATTORNEY AT LAWDEBORAH H. GUSLER
REGISTER OF DEEDS
COLLETON COUNTY, SC(1) Name of Owner: Matthew Jacob Powell

(2) Description of Manufactured Home:

Date of Manufacture: 2018Manufacturer: 36TRU2Model year: 2018Make: TRUTWidth: 26Length: 86Identification Number (VIN): CWP038837TNAB

(3) Check whichever is applicable:

☒ The above described manufactured home is not subject to a security lien.☐ The above described manufactured home is subject to a security lien and a separate affidavit, as required by law, will be filed naming the secured parties.

(4) Check whichever is applicable:

☒ The above described manufactured home is located in a jurisdiction with locally enforced building and safety codes adopted pursuant to Title 6, Chapter 9 and attached to this form is written evidence of compliance with the applicable codes as of the date the manufactured home was permanently affixed to the above described real property. Written evidence of compliance includes, but is not limited to, a copy of a certificate of occupancy, a statement from the code enforcement office, an inspection report, or any documentation of similar effect from the local code enforcement office having the appropriate jurisdiction. Only one document should be attached to this form.☐ The above described manufactured home is not located in a jurisdiction with locally enforced building and safety codes adopted pursuant to Title 6, Chapter 9 applicable to manufactured homes.

(5) Full legal description of the property to which the manufactured home is currently, or is to be, affixed using metes and bounds or reference to recorded plat by book and page. (A separate sheet identified as 'Exhibit A' may be attached.)

(6) Derivation: This being the identical or a portion of property conveyed or leased to the owner by deed or lease from Tommy W. Morris and recorded 3-12-2019 in Book 2723 at page 130.Tax map number 177-00-00-153Tax billing address 4553 Sniders Hwy., Walterboro, SC 29488

(7) The above-described manufactured home is permanently affixed or is to be permanently affixed to the above-described real property and the title certificate is to be retired in accordance with applicable law.

(8) Check if applicable:

☐ The owner of the manufactured home owns or has a leasehold estate of thirty-five or more years in the real property to which the manufactured home is affixed.

(9) WARNING: the execution and filing of this affidavit transfers ownership of the manufactured home to the lawful owner of the real property to which it is affixed.

The owner certifies that the above information provided by the owner is true and correct to the best information and belief of the owner.

Date: 6-12-19

Signature of owner: [Signature]
Type or print name of owner Matthew Jacob Powell

Witness: Sarah Kinard
Witness: Carol Ann J

STATE OF SOUTH CAROLINA)
) ACKNOWLEDGEMENT
COUNTY OF COLLETON)

On this 12th day of June 2019, before me personally appeared the within named Matthew Jacob Powell, who acknowledged to me that he/she executed the foregoing instrument; and who is personally known to me, or who was proved to me on the basis of satisfactory evidence to be the person who executed the foregoing instrument.

Carol Ann J
Signature of Notary Public
Printed Name: Carol Annette Guinn
Notary Public for South Carolina
My Commission Expires: 2.18.2024

All that certain piece, parcel or tract of land, together with buildings and improvements thereon, situate, lying and being on Sniders Highway, County of Colleton, State of South Carolina, containing 1.288 acres, more or less, designated as New Lot on a plat prepared by Samuel C. Bethay, PE, R.L.S., dated June 21, 2018 and recorded June 29, 2018 in Plat Book 950 at Page 92 in the RMC Office for Colleton County. For a more complete description of said property as to courses, distances, metes and bounds, reference is craved to said plat of record.

SUBJECT TO: All covenants, restrictions, easements and rights-of-ways affecting the property.

This being the same property conveyed to Matthew Jacob Powell by deed of Tommy W. Morris dated March 7, 2019 and recorded March 12, 2019 in Record Book 2723 at Page 130 in the RMC Office for Colleton County.

TMS#177-00-00-153.

*Colleton County Planning and Development
P.O. Box 98
Walterboro, South Carolina 29488
843-549-1709*



February 14, 2019

Mr. Tommy W. Morris
4553 Sniders Hwy
Walterboro, SC 29488

RE: Permanent Home Status Inspection

Dear Mr. Morris,

Please be advised that the unit on the property located at 4553 Sniders Hwy, TMS 177-00-00-118 has undergone an inspection by this office and was found in compliance with the building code requirements for de-titling.

Should you have any additional questions please let me know. I can be reached at 843.549.1709.

Sincerely,

Zachary P. Montgomery
Planning Director