

COLLETON COUNTY ASSESSOR

Tax Map:182-00-00-012

Date: 07/15/2025

THOMAS W. HILL - TWH

Susan Kessler
Colleton County Register Of Deeds

As evidenced by the instrument number shown below, this document
has been recorded as permanent record in the archives of the
Office of the Colleton County Register Of Deeds



2025003351	
DEED	
RECORDING FEES	\$15.00
STATE TAX	\$0.00
COUNTY TAX	\$0.00
PRESENTED & RECORDED	
07/15/2025 01:09:05 PM	
SUSAN KESSLER	
REGISTER OF DEEDS	
COLLETON COUNTY, SC	
BK: RB 3459	
PG: 155-159	

SUSAN KESSLER
REGISTER OF DEEDS COLLETON COUNTY SOUTH CAROLINA

COLLETON COUNTY, SC	
2025003351	
DEED	
RECORDING FEES	\$15.00
STATE TAX	\$0.00
COUNTY TAX	\$0.00
07-15-2025	01:09:05 PM
SUSAN KESSLER	
REGISTER OF DEEDS	
BK:RB 3459 PG:155-159	

Johnson a/k/a Jamar Johnson dated April 26, 2019 and recorded on April 29, 2019
in the Colleton County Register of Deeds at Book RB 2737, Page 170-173.

Grantee's Address: 265 Cone Lane, Summerville, SC 29483.

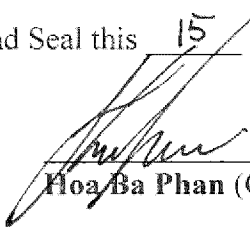
TMS No.: 182-00-00-012.000

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


TO HAVE AND TO HOLD all and singular the said premises before mentioned unto
the said **HTY PROPERTIES, LLC**, its successors and assigns forever, so that I nor my heirs,
nor any other person or persons claiming under me or them, shall at any time hereafter, by any
way or means, have, claim or demand any right or title to the aforesaid premises or
appurtenances, or any part or parcel thereof, forever.


IN WITNESS WHEREOF, my Hand and Seal this 15 day of July, 2025.

By:


Hoa Ba Phan (GRANTOR)

Signed, sealed and delivered in the presence of:


Witness (1)


Witness (2)

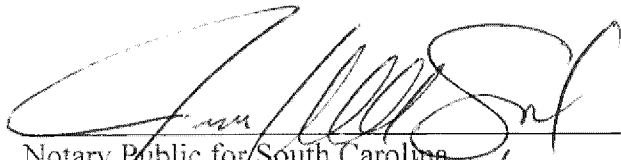
STATE OF SOUTH CAROLINA)

COUNTY OF CHARLESTON)

I, JOSEPH WILLIAM SHAFER, Notary Public, do hereby certify that the Grantor herein, Hoa Ba Phan, personally appeared before me this day and acknowledged the due execution of the foregoing Quitclaim Deed.

Witness my hand and official seal, this 15TH day of JULY, 2025.




Notary Public for South Carolina
My Commission Expires: 1/19/2026

STATE OF SOUTH CAROLINA }

COUNTY OF CHARLESTON }

AFFIDAVIT FOR TAXABLE OR EXEMPT TRANSFERS

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 was transferred by Hoa Ba Phan
to HTY Properties, LLC on July 15, 2025.

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 distribution to a trust beneficiary.
- (C) ☒ exempt from the deed recording fee because (See Information section of affidavit): #1 - less than \$100 (Explanation required)
(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 N/A.
- (B) ☐ The fee is computed on the fair market value of the realty which is N/A.
- (C) ☐ 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) Place the amount listed in item 4 above here: \$0
- (B) Place the amount listed in item 5 above here: \$0
- (If no amount is listed, place zero here.)
- (C) Subtract Line 6(b) from Line 6(a) and place the result here: \$0

7. The deed recording fee is based on the amount listed on Line 6(c) above and the deed recording fee due is:
\$0.

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

9. I understand that a person required to furnish this affidavit who wilfully 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.

Hoa Ba Phan
Responsible Person Connected with the Transaction

Hoa Ba Phan
Print Name Here

Sworn this 15th day of July, 2025

Joseph William Shafer
Notary Public for South Carolina

My Commission Expires: January 19, 2026

