

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



2026002843	
DEED	
RECORDING FEES	\$15.00
STATE TAX	\$585.00
COUNTY TAX	\$247.50
PRESENTED & RECORDED	
05/26/2026 01:51:09 PM	
SUSAN KESSLER	
REGISTER OF DEEDS	
COLLETON COUNTY, SC	
BK: RB 3578	
PG: 147-151	

SUSAN KESSLER
REGISTER OF DEEDS COLLETON COUNTY SOUTH CAROLINA

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

All that certain piece, parcel or lot of land, with all buildings and improvements thereon, situate, lying and being in Block D of Horseshoe River Crescent Subdivision, County of Colleton, State of South Carolina, known and designated as Lot No.56 on a Plat of Block D of Horseshoe River Crescent prepared by S.S. Snook, Registered Surveyor, dated November 9, 1965 and recorded November 15, 1965 in Colleton County Plat Book 12, at Page 2, more particularly described as follows: On the North by a street and measuring thereon 119.6 feet: On the East by Lot No.55 and measuring thereon 300' feet; On the South by the high water mark of the canal and measuring thereon 100' feet; and on the West by Lot No.57 and measuring thereon 233' feet. Be all the aforesaid distances and measurements, more or less, and all boundaries now or formerly.

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

This being the same real estate conveyed unto Gifford Cochran as Successor Trustee of the Margo Johnson Revocable Trust dated April 21, 2011 by deed of distribution from the Estate of Margo Worthington Johnson dated April 13th, 2026 and recorded April 16th, 2026 in Record Book 3564 at Page 192 in the ROD Office for Colleton County.

TMS#250-07-00-012

STATE OF SOUTH CAROLINA

)

Date of Transfer of Title

COUNTY OF COLLETON

)

AFFIDAVIT

May 4, 2026

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 located at 4401 Prices Bridge Lane, Walterboro, SC 29488, bearing County Tax Map Number 250-07-00-012.000, was transferred by Gifford Cochran as Successor Trustee of the Margo Johnson Revocable Trust dated April 21, 2011 TO Kenneth W. Poe on May 4, 2026.
3. Check one of the following: The deed is:
 - a. X 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 _____. (Explanation, if required: n/a If exempt, please skip items 4-6 and go to Item No. 7 of this affidavit.
- If exempt under exemption #14, 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 ___. This realty was purchased with the funds of the principal.
4. Check one of the following if either item 3(a) or item 3(b) above has been checked.
 - a. X The fee is computed on the consideration paid or to be paid in money or money's worth in the amount of \$224,830.00.
 - 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. (This includes, pursuant to Code Section 12-59-140(E)(6), any lien or encumbrance on realty in possession of a forfeited land commission which may subsequently be waived or reduced after the transfer under a signed contract agreement between the lien holder and the buyer existing before the transfer.) If "YES", the amount of the outstanding balance of this lien or encumbrance is \$_____.
6. The DEED Recording Fee is computed as follows:
 - a. Place the amount listed in item 4 above here: \$224,830.00
 - b. Place the amount listed in item 5 above here: \$0.00
(if no amount listed, place zero here.)
 - c. Subtract line 6(b) from line 6(a) and place result here: \$224,830.00
7. The deed recording fee due is based on the amount listed on Line 6(c) above and the deed recording fee due is: \$832.50.
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 the 4th day of May, 2026.

Matthew J. Chalfant

Notary Public

My Commission Expires: 6/24/2025
(SEAL)

Kenneth W. Poe
Print or Type Name Here

