

**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



<b>2026002854</b>	
DEED	
RECORDING FEES	\$15.00
STATE TAX	\$52.00
COUNTY TAX	\$22.00
<b>PRESENTED &amp; RECORDED</b>	
05/26/2026 04:20:53 PM	
<b>SUSAN KESSLER</b>	
REGISTER OF DEEDS	
COLLETON COUNTY, SC	
<b>BK: RB 3578</b>	
<b>PG: 272-276</b>	

**SUSAN KESSLER**  
REGISTER OF DEEDS COLLETON COUNTY SOUTH CAROLINA



**WITNESS** the Hand and Seal of the undersigned Grantor this the 26<sup>th</sup> day of May, in the year of our Lord Two Thousand Twenty Six (2026).

Signed, Sealed And Delivered  
In The Presence Of:

**Hibbons LLC, a South Carolina  
limited liability company (Grantor)**

Ann S. Fraser  
Witness Number One

Jarrett Jason Gibbons  
By: Jarrett Jason Gibbons  
Its: Member

E. W. Bennett, Jr.  
Witness Number Two

Susan Paige Hiers Gibbons  
By: Susan Paige Hiers Gibbons  
Its: Member

STATE OF SOUTH CAROLINA )  
  )  
COUNTY OF COLLETON        )

**ACKNOWLEDGMENT**

I, the undersigned Notary Public, do hereby certify that **Hibbons LLC, a South Carolina limited liability company, by and through Jarrett Jason Gibbons and Susan Paige Hiers Gibbons, Its Members**, personally appeared before me this day and acknowledged the due execution of the foregoing Deed; and who is personally known to me, or who has proved to me on the basis of satisfactory evidence to be the person who executed the foregoing Deed.

Witness my hand and official seal this the 26<sup>th</sup> day of May, 2026.

Sworn to before me this  
26<sup>th</sup> day of May, 2026

Everett W. Bennett, Jr. (Seal)  
Signature of Notary Public for South Carolina  
Printed Name of Notary: Everett W. Bennett, Jr.  
Notary Public for the State of South Carolina  
My Commission Expires: 6/18/2030

**GRANTEE'S ADDRESS:**       2811 Peniel Road  
  Walterboro, SC 29488

**Exhibit "A"**  
**Legal Description**

All that certain piece or parcel or tract or lot of land being known as Lot No. 32 in the Peniel Homes Subdivision and containing 0.50 acres, more or less, together with all improvements thereon, situate and lying and being in Colleton County, State of South Carolina, in the Peniel Community, near and southwest of the Town of Walterboro, and being located on the southwestern side of Davis Circle and on the southeastern side of Douglas Road, and with such property being more fully shown and described and depicted and delineated and designated as Lot No. 32 on and by reference being craved to an unrecorded Plat of the Peniel Homes Subdivision that was prepared by G.E. Miley, Jr., R.L.S., dated June and July of 1963, and with such lot butting and bounding in accordance with such aforesaid Plat, as follows: On the Northeast by the right-of-way of Davis Circle formerly being known as Peniel Circle as shown on said Plat; On the Southeast by Lot No. 31 in the Peniel Homes Subdivision as shown on said Plat now being lands of The Henry Munzenmaier Living Trust and being designated as TMS No. 193-15-00-019; On the Southwest by Lot No. 29 in the Peniel Homes Subdivision as shown on said Plat now being lands of Darcie M. Harriott and being designated as TMS No. 193-15-00-21; and on the Northwest by the right-of-way of Douglas Road formerly being known as Hickman Avenue as shown on said Plat.

BEING a portion of the real estate that was previously conveyed to Hibbons, LLC (A South Carolina Limited Liability Company) by a Deed from Jarrett Gibbons and Paige Hiers Gibbons dated January 29, 2010 and recorded on February 5, 2010 with the Colleton County Register of Deeds Office in Record Book 1821, at Pages 71-76.

TMS NO: 193-15-00-020 (0.50+- acres/Lot No. 32 in Peniel Homes Subdivision)  
PROPERTY ADDRESS: 39 Davis Circle, Walterboro, SC 29488

SUBJECT to any and all easements and rights-of-way and restrictions and covenants and agreements previously filed of public record in Colleton County, South Carolina with respect to the above-described real estate and as shown and reflected and described and delineated on and by the above-referenced Plat thereof and/or on and by any other Plats thereof; and also being subject to any and all applicable Federal and State and County and governmental zoning and land-use statutes and ordinances and regulations and restrictions and requirements.

STATE OF SOUTH CAROLINA )  
 )  
COUNTY OF COLLETON )

RECORDING FEE AFFIDAVIT

PERSONALLY appeared before me the undersigned attorney, E. W. Bennett, Jr., Esquire, of 148 S. Jefferies Blvd., P.O. Box 693, Walterboro, S.C. 29488, who being duly sworn, deposes and says:

1. That I have read the information on this Recording Fee Affidavit and that I understand such information.
2. The property being transferred herein is for Lot No. 32, containing 0.50 acres, more or less, in Peniel Homes Subdivision, located in Colleton, South Carolina, and designated as TMS No.: 193-15-00-020 with a property address of 39 Davis Circle, Walterboro, SC 29488.

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 (See Information section of affidavit):  
(If exempt, please skip items 4 - 7, and go to item 8 of this affidavit.)

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)  X  The fee is computed on the consideration paid or to be paid in money or money's worth in the amount of: **\$20,000.00**.
- (b) \_\_\_\_\_ The fee is computed on the fair market value of the realty which is \_\_\_\_\_
- (c) \_\_\_\_\_ Exempt from the deed recording fee because (See Information section of affidavit):  
(If exempt, please skip items 4-7, and go to item 8 of this affidavit.)

5. Check Yes \_\_\_ or No  X  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: \$ \_\_\_\_\_.

6. The deed recording fee is computed as follows:

- (a) \_\_\_\_\_ Place the amount listed in item 4 above here: \$20,000.00
- (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 result here: \$20,000.00

7. The deed recording fee due is based on the amount listed on Line 6 (c) above and the deed recording fee due is: \$74.00.

8. As required by Code Section 12-24-70, I state that I am a responsible person who was connected with this real estate transaction as: Closing Attorney.

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.

E. W. Bennett, Jr.  
E. W. Bennett, Jr. (Attorney)

SWORN to and subscribed before me  
on this the 26<sup>th</sup> day of May, 2026

Downs S. Fraser  
Signature of Notary Public for South Carolina  
Printed Name of Notary: Downs S. Fraser  
Notary Public for the State of South Carolina  
My Commission Expires: 6/27/2034