

**COLLETON COUNTY ASSESSOR**

Tax Map: 112-00-00-028

Date: 04/26/2021

THOMAS W. HILL - BLB



2021001950

PLEASE RETURN TO:  
KENNETH A CAMPBELL, JR.  
ATTORNEY AT LAW  
1337 GREEN POND HIGHWAY  
WALTERBORO, SC 29488

DEED  
RECORDING FEES \$15.00  
STATE TAX \$52.00  
COUNTY TAX \$22.00  
PRESENTED & RECORDED: 03-25-2021 03:59:39 PM

**BK: RB 2951**  
**PG: 294 - 297**

RUM GULLY PROPERTIES  
124 SOUTH JEFFERIES BLVD.  
WALTERBORO SC 29488

DEBORAH H. GUSLER  
REGISTER OF DEEDS  
COLLETON COUNTY, SC

SPACE RESERVED FOR RECORDER'S FILING INFORMATION

**STATE OF SOUTH CAROLINA** )  
 )  
 )  
**COUNTY OF COLLETON** )  
 )  
 **TITLE TO REAL ESTATE**

***KNOW ALL MEN BY THESE PRESENTS, THAT, RUM GULLY PROPERTIES, a Joint Venture Partnership, ("Grantor"), in the State aforesaid, for and in consideration of the sum of Nineteen Thousand Seven Hundred (\$19,700.00) Dollars, to the Grantor, paid by ANTRON DOVER, ("Grantee"), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, all my right, title and interest in and to the following described property:***

**SEE ATTACHED EXHIBIT "A"**

**Portion of TMS#112-00-00-022**

Grantee's Address: 4474 Ruffin Rd., Ruffin, SC 29475

DEED PREPARED BY KENNETH A. CAMPBELL, JR., ESQUIRE  
WITHOUT BENEFIT OF TITLE EXAMINATION

**TOGETHER** with all and singular, the Rights, Members, Hereditaments and Appurtenances to the said premises belonging or in anywise incident or appertaining.

**TO HAVE AND TO HOLD** all and singular the premises before mentioned unto the said Grantee, her heirs and assigns, forever.

**AND** the Grantor does hereby bind himself and his Heirs and Assigns, to warrant and forever defend all and singular the said premises unto the said Grantee and the Grantee's Heirs and

Assigns, against the Grantor and the Grantor's Heirs and against every person whomsoever lawfully claiming, or to claim, the same or any part thereof.

**WITNESS** the Hand and Seal of the **Grantor** this 16 day of MARCH, 2021.

Leaher C. Kohle  
Witness 1: Signature  
Leaher C. Kohle  
Witness 1: Printed  
Lisha Evans Lavender  
Witness 2: Signature  
Lisha Evans Lavender  
Witness 2: Printed

**RUM GULLY PROPERTIES, a Joint Venture Partnership**  
Donald Holmes  
By: Donald Holmes  
Its: Partner

**STATE OF SOUTH CAROLINA** )  
**COUNTY OF COLLETON** )

**ACKNOWLEDGEMENT**

The foregoing instrument was acknowledged before me this 16th day of March, 2021, that **RUM GULLY PROPERTIES, a Joint Venture Partnership** by: **Donald Holmes**, Its: Members who is personally known to me, or who was proved to me on the basis of satisfactory evidence to be the person or persons who executed the foregoing instrument.

Lisha Evans Lavender  
Notary Signature

Lisha Evans Lavender  
Notary Printed  
Notary Public for STATE OF SOUTH CAROLINA  
My Commission Expires: 3/25/2024

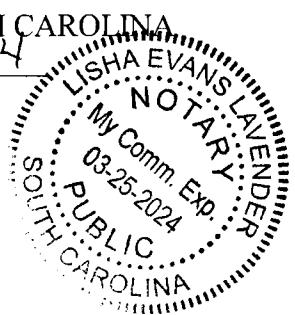


EXHIBIT "A"

All that certain piece, parcel or lot of land being located near Ruffin in Colleton County, State of South Carolina being known and designated containing 2.625 acres, more or less on plat prepared for Antron Dover by Anderson and Associates Land Surveying, Inc., Survey date June 22, 2001, Plat dated February 15, 2021 and recorded in Plat Book 457 at Page 94 in the Register of Deeds Office for Colleton County.

This being a portion of the property conveyed to Rum Gully Properties, A Joint Venture by deed of McCollum's Lumber Mill, Inc., dated and recorded April 26, 2001 in Book 936 at Page 63 in the Register of Deeds Office for Colleton County.

Portion of TMS#112-00-00-022

STATE OF SOUTH CAROLINA

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## TRANSFER TAX AFFIDAVIT

## COUNTY OF COLLETON

1

PERSONALLY appeared before me the undersigned, who being duly sworn, deposes and says:

1. I have read the information on the back of this affidavit and I understand such information.

2. The property being transferred is located in Colleton County, SC, bearing Portion of Tax Map Number# 12-00-00-022 to ANTRON DOVER BY DEED OF RUM GULLY PROPERTIES, A JOINT VENTURE PARTNERSHIP, dated 16<sup>th</sup> day of MARCH, 2021.

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): #4. (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)  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 19,700.00.

(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: \_\_\_\_\_  
Check Y/N. If Y, fill in amount; click continue

6. The deed recording fee is computed as follows:

(a) Place the amount listed in item 4 above here: 19,700.00

(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: 19,700.00

7. Fill in blanks in #6; click continue

The deed recording fee due is based on the amount listed on Line 6(c) above and the deed recording, fee due is: \$89.00

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

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.

*[Handwritten Signature]*

SWORN to before me this 16<sup>th</sup> day of March, 2021

Notary Signature: Christina Van Doren

Notary Signature:   
Notary Printed: Lisa Evans Vavender (L.S.)

Notary Printed: ESME SWAN (E.S.) Notary Public for South Carolina My Commission Expires: 3/25/2024

**RUMGULLY PROPERTIES, a  
Joint Venture Partnership**  
By: Donald Holmes, Member, Seller

By: Donald Holmes J.S. Member, Seller

By Donald R. Henschen

