

STATE OF SOUTH CAROLINA)	
)	TITLE TO REAL ESTATE
COUNTY OF Berkeley)	

Know all men by these presents that Clifford H. Bowman, Trustee (Grantor/s) in the State aforesaid for and in consideration of Twelve Thousand dollars and Zero cents (\$12,000.00) dollars, to the Grantor herein paid at and before the sealing of these presents by Developments Unlimited, LLC, (Grantee/s) of 4830 Lambs Road, North Charleston, South Carolina, 29406 in the State aforesaid, the receipt and sufficiency whereof is hereby acknowledged, have granted, bargained, sold and released, and by theses Presents do grant, bargain, sell and release unto the said Developments Unlimited, LLC.

ALL those certain pieces, parcels and tracts of land, together with the improvements thereon, situated in Berkeley County, South Carolina, and shown and designated as "5.00 Acres", on a plat entitled "Plat of 5.00 Acre Tract, Subdivision of Lands of Friedberg, Moncrief, and Moncrief, St. Stephens, Berkeley County, South Carolina," by D. E. Franklin, P.E. & R.L.S., dated July 31, 1984 and recorded on the 7th day of October, 1985, in Plat Cabinet F, File 173, in the RMC Office for Berkeley County.

Together with the non-exclusive rights of ingress and egress over the residual acreage commencing at the end of dedication for Santee Ave., and along the 50' right-of-way as "Private Road" in order to gain access to the said "5.00..."

BEING the same premises conveyed to the grantor herein by deed from First Union National Bank of South Carolina, Trustee dated January 4, 1989 and recorded in the RMC Office for Berkeley County on January 19, 1989 in Book A791, Page 238.

TMS #: 026-07-00-026

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

RECEIVED

07/07/2004

ASSESSOR
BERKELEY COUNTY SC

FILED, RECORDED, INDEXED
07/07/2004 03:14:03PM

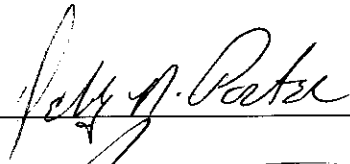
Rec Fee: 10.00 St Fee: 31.20
Co Fee: 13.20 Pages: 3

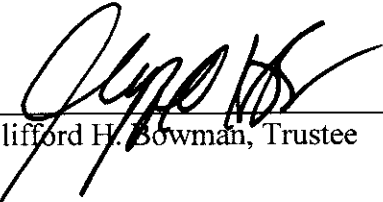
Issued to: HILL HILL & HILL LLC
Register of Deeds Berkeley Co., SC
Cynthia B. Forte

TO HAVE AND TO HOLD, all and singular, the said Premises before mentioned unto the said Developments Unlimited, LLC as hereinabove provided, Grantee/s' successors, heirs and assigns, forever.

WITNESS Grantor/s' hand and seal this 4th day of May, 2004.

SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:




Clifford H. Bowman, Trustee

STATE OF SOUTH CAROLINA)


COUNTY OF ANDERSON)

PROBATE

PERSONALLY appeared before me the undersigned witness and made oath that s/he saw the within named Grantor/s sign, seal and as Grantor/s' act and deed, deliver the within-written Deed, and that s/he with the other witness subscribed above, witnessed the execution thereof.


Witness #1

SWORN to before me this 20th day
Of May, 2004.

 SEAL


Notary Public for South Carolina.
Notary Commission Expires: 1-10-05

STATE OF SOUTH CAROLINA)
)
COUNTY OF Charleston)

000019729 Bk:04098 Pg:00157
AFFIDAVIT

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 being transferred by **Clifford H. Bowman, Trustee to Developments Unlimited, LLC** on May 4, 2004.
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 (exemptions #) (Explanation if required)
(if exempt, please skip items 4-6 and go to item 7 of this Affidavit)
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 \$\$12,000.00.
 - 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 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. \$12,000.00 the amount listed in item 4 above.
 - b. \$ the amount listed in item 5 above (no amount place zero)
 - c. \$12,000.00 Subtract line 6(b) from line 6(a) and place the result.
7. As required by Code Section 12-24-70, I state that I am a responsible person who was connected with the transaction as:
ATTORNEY.
8. I understand that a person required to furnish this affidavit who willfully furnishes a false or fraudulent affidavit is not 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.

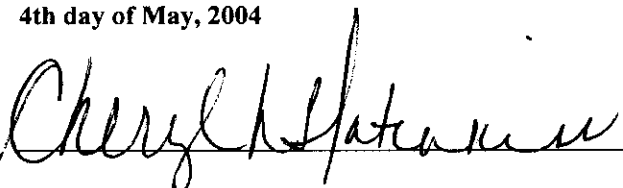


Purchaser, Legal Representative of the Purchaser, or other
Responsible Person connected with the Transaction.

G. THOMAS HILL

Print or Type Name Here

SWORN to before me this
4th day of May, 2004



Notary Public for South Carolina
My Commission Expires: 1/24/2005