CYNTHIA B FORTE BERKELEY COUNTY REGISTER OF DEEDS

Po Box 6122 ~ Moncks Corner, SC 29461 (843) 719-4084

*** THIS PAGE IS PART OF THE INSTRUMENT - DO NOT REMOVE ***

*** ELECTRONICALLY RECORDED DOCUMENT ***

Instrument #: 2020028768

Receipt Number: 174662 Return To:

Recorded As: EREC-DEED

Recorded On: August 04, 2020

Recorded At: 08:52:59 AM Received From: SIMPLIFILE

Recorded By: CRISTAL RAPOSA Parties:

Book/Page: RB 3448: 756 - 760 Direct- BOLLING, ERIC THOMAS

Total Pages: 5 Indirect- MCCURDY, THOMAS DAVID

*** EXAMINED AND CHARGED AS FOLLOWS ***

Recording Fee: \$15.00

Consideration: \$2,275,000.00

County Tax: \$2,502.50

State Tax: \$5,915.00

Tax Charge: \$8,417.50

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RECEIVED

AUG 04, 2020

ASSESSOR

BERKELEY COUNTY SC

JANET B. JUROSKO

AUDITOR BERKELEY COUNTY SC

Cynthia B. Forte

Cynthia B Forte - Register of Deeds

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

KNOW ALL MEN BY THESE PRESENTS, that We, Eric Thomas Bolling and Adrienne Jill Bolling, (hereinafter whether singular or plural the "Grantor") in the State aforesaid, for and in consideration of the sum of TWO MILLION TWO HUNDRED SEVENTY FIVE THOUSAND AND 00/100(\$2,275,000.00) DOLLARS, and subject to the restrictions, exceptions and limitations hereinafter set forth, if any, to the Grantor paid by Thomas David McCurdy and Carol Ann Marie McCurdy, (hereinafter whether singular or plural the "Grantee") have granted, bargained, sold and released, and, by these presents, do grant, bargain, sell and release unto the said Thomas David McCurdy and Carol Ann Marie McCurdy, as Joint Tenants with Rights of Survivorship and NOT as Tenants in Common, their Heirs and Assigns, forever, in fee simple, the following described real property, to-wit:

ALL that certain lot, piece and parcel of land and all improvements thereon located on Daniel Island situate, lying and being in the City of Charleston, Berkeley County, South Carolina, known as Daniel Island Park, Lot F-F-4, Block F, Parcel F, (the "Lot" or "Homesite", as shown and designated on a plat entitled "FINAL SUBDIVISION PLAT OF DANIEL ISLAND MASTER PLAN, PARCEL E & PARCEL F, NOW KNOWN AS TRACT E-7 (5084 AC) TO CREATE PARCEL E, BLOCK B, LOTS 8 THROUGH 21 & BLOCKE. LOTS 5 THROUGH 14 & PARCEL F, BLOCK F, LOTS 1 THROUGH 4 & OPEN SPACE F/F/I & TRACT E-7 (RESIDUAL) (36.80 AC) CITY OF CHARLESTON, BERKELEY COUNTY, SC, PREPARED FOR BY DANIEL ISLAND ASSOCIATES L.L. C. " by F. Elliotte Quinn, 111, SC RLS No. 10292 of Thomas and Hutton Engineering Co. dated October 22, 2013 and recorded on December 27, 2013, in the ROD Office for Berkelev County in Plat Cabinet R at Pages 134-P and 135-P, (the "Plat'); said lot having such size, shape, dimensions, buttings and boundings as will by reference to said plat more fully appear.

BEING the same property conveyed to Eric Thomas Bolling and Adrienne Jill Bolling by Deed of The Oakes Family Limited Partnership, an Ohio Partnership, dated October 15, 2018, and duly recorded in the Berkeley County ROD Office on October 17, 2018, in Book 2870, at Page 17.

SUBJECT to any and all restrictions, covenants, conditions, easements, rights of way and all other matters affecting subject property of record in the Office of the ROD for Berkeley County, South Carolina.

TMS Number:

272-10-01-028

547 Wading Pl, Daniel Forand, Sc 29492

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 said premises before mentioned unto the said Grantee, Thomas David McCurdy and Carol Ann Marie McCurdy, as Joint Tenants with Rights of Survivorship and NOT as Tenants in Common, and their Heirs and Assigns forever.

And the Grantor does hereby bind the Grantor and the Grantor's Heirs, Executors and Administrators, to warrant and forever defend all and singular the said premises unto the said Grantee hereinabove named 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 our hands and seals this 29th day of July, 2020 and in the Two Hundred Forty-

Fifth (245th) year of the Sovereignty and Independence of the United States of America.

IN THE PRESE	NCE OF: //
Witness #1	
Witness #2	<u> </u>

Eric thomas Belling 2012	
alkla Exec T. Belling By Kork	V
Eric Thomas Bolling a/k/a Eric T. Bolling by Robin	
Roxas, His Attorney In Fact	
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edienco Le Willen My XX XX	
Adrienne Jill Bolling a/k/a Adrienne J. Bolling By Robin Royas, Her Attorney In Fact No. /	

NAMES MUST I	RE SIGNED	FYACTI V A	S THEY ARE	TVPFD
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STATE OF SOUTH CAROLINA)	
)	ACKNOWLEDGMENT
COUNTY OF BERKELEY)	

THE FOREGOING instrument was acknowledged before me by Eric Thomas Bolling a/k/a Eric T. Bolling by Robin Roxas, His Attorney In Fact, and Adrienne Jill Bolling a/k/a Adrienne J. Bolling by Robin Roxas, Her Attorney In Fact on this 29th day of July, 2020.

Notary Public for: South Carolina
My Commission Expires: 9/6/78



	STATE OF SOUTH CAROLINA)	AFFIDAVIT FOR TAXABLE				
	COUNTY OF BERKELEY)	OR EXEMPT TRANSFERS				
	PERSONALLY appeared before me the undersign	med, who, being dul	y swom, deposes and says:				
1.		I have read the information contained this affidavit and I understand such information.					
2.	The property being transferred is located at 547 Wading Place, Charleston, SC 29492, bearing Berkeley County Tax Map Number 272-10-01-028, was transferred by Eric Thomas Bolling and Adrienne Jill Bolling to Thomas David McCurdy and Carol Ann Marie McCurdy on the 31st day of July, 2020.						
3.	. Check one of the following: The deed is:						
	a) XXX subject to the deed recording fee as a subject to the deed recording fee as owner of the entity, or is a transfer to a trust or as c) exempt from the deed recording fee by	a transfer between a a distribution to a tr	eration paid or to be made in money or money's worth. a corporation, partnership, or other entity and a stockholeust beneficiary ation section of affidavit)	der, partner, or			
	(If exempt please skip items 4 - 7, and go to item	8 of this affidavit.)					
	If exempt under exemption #14 as described in the time of the original sale and was the purpose of the	e Information section is relationship to pu	on of this affidavit, did the agent and principal relationsl rchase the realty? Check Yes or No	hip exist at the			
4.	Check one of the following if either item 3(a) or it	tem 3(b) above has t	een checked (See Information section of this affidavit.)	4			
	(a) The fee is computed on the consideration paid(b) The fee is computed on the fair market value o(c) The fee is computed on the fair market value o	l or to be paid in mor of the realty which is of the realty as establ	ney or money's worth in the amount of 2,275,000.00. : ished for property tax purposes, which is;				
5.	remained on the land, tenement, or realty after the to on realty in possession of a forfeited land commissi	ransfer. (This include ion which may subse or existing before the	ance existed on the land, tenement, or realty before the es, pursuant to Code Section 12-59-140(E)(6), any lien or equently be waived or reduced after the transfer under a set transfer.) If "Yes," the amount of the outstanding balance.	r encumbrance			
6.	The deed recording fee is computed as follows:						
	 (a) Place the amount listed in item 4 above here: 2 (b) Place the amount listed in item 5 above here: 6 (c) Subtract Line 6(b) from Line 6(a) and place res 	0 (If no amount is					
7.	The deed recording fee due is based on the amount l	listed on Line 6(c) a	bove and the deed recording fee due is: \$8.417.50				
	As required by Code Section 12-24-70, I state that I		——————————————————————————————————————	intel			
9.	I understand that a person required to furnish this at and, upon conviction, must be fined not more than o	ffidavit who willfull one thousand dollars	ly furnishes a false or fraudulent affidavit is guilty of a or imprisoned not more than one year, or both.	misdemeanor			
		BY:	OMCCULAY— Carol Ann McCULAY ponsible Person Associated with Transaction)				
	SWORN to and subscribed before me this	(Res	ponsible Person Associated with Transaction)				
	day of July, 2020 Notary Public for South Carolina My Commission Expires: S 14 2022	<u>></u>	WILLIAM CO.				
	Notary (L.S.): Notary (printed name): Flud Gold	h	NOTARY				
			PUBLIC®				
			NOTARY NOTARY PUBLICS August 12 Augu				
	ET M. POOL (TTD 00 1175)		mummum.				

File No.: ERGMTP-20-11756