

Property and Ownership Information			
Name	RECA LIMITED PARTNERSHIP	Completed Date	12/29/2015
		Index Date	12/28/2015
Property Address	255 Veronica Rd, Georgetown, SC 29440	Report Type	Current Owner Search
APN# / Parcel # / PIN#	01-0117-001-00-00	County	Georgetown
Short Legal Description	N HWY 31	Full Legal Description	See attached Deed
Searcher's Notes:	SUBJECT MORTGAGE NOT ON RECORD		

Vesting Information			
Grantee(s)/Deed Owner	RECA LIMITED PARTNERSHIP	Deed Date	05/30/2006
Grantor / Prior Owner	FEDERAL HOME LOAN MORTGAGE CORPORATION	Recorded Date	06/05/2006
Consideration (\$)	23,625.00	Instr Book/Page#	48/208
Sale Price(\$)		Deed Type	Warranty Deed
Notes			

Open Mortgages Information 1			
Borrower	RECA LIMITED PARTNERSHIP ,	Date Signed	07/10/2007
Lender	MS. SAMMIE BROWN	Date Recorded	07/31/2007
Trustee		Instr Book/Page#	200700018354
Mortgage Type	MORTGAGE	Original Amount(\$)	27,000.00
Comments		Mortgage Maturity Date	06/15/2021

Related Documents for Mortgage 1			
No assignments found.			

This title search report was performed in accordance with generally accepted standards. This report may not contain information affecting above real estate property that can not be indexed due to different spelling of owner's name or incorrectly recorded parcel number or recorder clerk error. The Report covers only liens of record found during the period of the search. ProTitleUSA is not responsible for any chain of title defects and chain of title breaks and only reports what's recorded in the public records.



Open Mortgages Information 2			
Borrower	RECA LIMITED PARTNERSHIP, A SOUTH CAROLINA LIMITED PARTNERSHIP, ITS SUCCESSORS AND ASSIGNS ,	Date Signed	09/09/2013
Lender	EQUITY TRUST COMPANY, CUSTODIAN FBO PELICAN FINANCIAL ACCOUNTS #E11470	Date Recorded	10/02/2013
Trustee		Instr Book/Page#	2245 / 273
Mortgage Type		Original Amount(\$)	18,288.66
Comments		Mortgage Maturity Date	09/15/2028
Related Documents for Mortgage 2			
Document Type	Instrument Book Page	Recording Date	Assignor Name Assignee Name
Assignment of Mortgage (or DoT)	2389 170	07/01/2014	EQUITY TRUST COMPANY, CUSTODIAN FBO PELICAN FINANCIAL ACCOUNTS #E11470 RALPH W. BOWLIN, TRUSTEE OF THE PELICAN FINANCIAL R IND PLAN, FBO AGNES BOWLIN PROFIT SHARING

Active Judgments and Liens
No active judgments or liens found.

Property Tax Status			
Tax Year	Property Tax Status	Date (Due Paid)	Amount(\$)
2015	Due	01/15/2016	131.19
2014	Paid	01/21/2015	112.37

No prior years delinquent taxes found.
Treasurer's Phone Number:

Property Tax Assessed Value			
Tax Year	Land Value(\$)	Improvements(\$)	Total Assessed(\$)
2015			9,700.00

Additional Information
Annual Tax Amount(\$): 131.19
HOA Name:
STATE OF SOUTH CAROLINA MANUFACTURED HOME AFFIDAVIT FOR RETIREMENT 1875/344 RECORDED 04/10/2012

This title search report was performed in accordance with generally accepted standards. This report may not contain information affecting above real estate property that can not be indexed due to different spelling of owner's name or incorrectly recorded parcel number or recorder clerk error. The Report covers only liens of record found during the period of the search. ProTitleUSA is not responsible for any chain of title defects and chain of title breaks and only reports what's recorded in the public records.



Search Sales In Area Search Sales In Neighborhood	Previous Parcel	Next Parcel	Return to Main Search Page	Georgetown Home
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Owner and Parcel Information			
Owner Name	RECA LIMITED PARTNERSHIP	Today's Date	December 29, 2015
Mailing Address	PO BOX 1996	Parcel Number	01-0117-001-00-00 (Account#:765)
	IRMO, SC 29063	Millage Group	1 - DIST 1
Location Address	255 VERONICA RD	Neighborhood	NULL (01)
Property Usage	Rural (More Than 5 AC) (N300)	Land Size	1.4 AC
		Parcel Map	Show Parcel Map
Legal Description	N HWY 31		

[Generate Owner List By Radius](#)

Value Information										
Year	Land Value	Building Value	Yard Item Value	Total Market Value	Ag Credit	Total Taxable Value	Capped Taxable Value	Total Assessment	** Taxes Only	Payment Date
2015	\$ 9,700	\$ 0	\$ 0	\$ 9,700	\$ 0	\$ 9,700	NA	582	\$ 131.19	
2014	\$ 9,700	\$ 0	\$ 0	\$ 9,700	\$ 0	\$ 9,700	* \$ 8,510	511	\$ 112.37	1/21/2015
2013	\$ 9,700	\$ 0	\$ 0	\$ 9,700	\$ 0	\$ 9,700	* \$ 8,510	511	\$ 111.40	10/21/2013
2012	\$ 9,700	\$ 0	\$ 0	\$ 9,700	\$ 0	\$ 9,700	* \$ 8,510	511	\$ 109.92	12/20/2012
2011	\$ 9,700	\$ 0	\$ 0	\$ 9,700	\$ 0	\$ 9,700	* \$ 8,510	511	\$ 109.92	10/21/2011
2010	\$ 9,700	\$ 0	\$ 0	\$ 9,700	\$ 0	\$ 9,700	* \$ 8,510	511	\$ 109.92	12/01/2010
2009	\$ 7,400	\$ 0	\$ 0	\$ 7,400	\$ 0	\$ 7,400	NA	444	\$ 90.22	1/19/2010

*This parcel is subject to the value cap

** Does not include fees and penalties.

Land Information					
Land Use	Number Units	Unit Type	Land Type	Frontage	Depth
Rural (More Than 5 AC) (N300)	1.4	ACRES	P		

Building Information
No building information available for this parcel.

Miscellaneous Information			
Building Type	Quantity	Units	Year Built
No miscellaneous information available for this parcel.			

Sales Information							
OR Book/Page	Sale Date	Sale Price	Instrument	Qualification	Vacant/Improved	Grantor	Grantee
48/208	2006-05-30	\$ 23,625	Warranty (WD)	NULL (0)	Vacant	FEDERAL HOME LOAN MORT CORP,	FEDERAL HOME LOAN
1763/249	2005-12-22	\$ 39,000	Master in Eq (MD)	NULL (9)	Vacant	PAULSEN PAUL,	FEDERAL HOME LOAN
1262/146	2002-04-09	\$ 0	Corrective (CD)	NULL (2)	Vacant	PAULSEN PAUL & FELDMAN JANICE	PAULSEN PAUL & FELDMAN JAYNE
1219/266	2001-10-01	\$ 10,900		()	Vacant		
/	1997-05-01	\$ 5		()	Vacant		
408/50	1990-09-01	\$ 10		()	Vacant		
/	1901-01-01	\$ 0		()	Vacant		

Search Sales In Area	Previous Parcel	Next Parcel	Return to Main Search Page	Georgetown Home
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The Georgetown County Tax Assessor's Office makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. All assessment information is subject to change before the next certified tax roll.
Website Updated: December 27, 2015



Georgetown County

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You are Here: [homepage](#) > [e-services](#) > [E-Pay Search](#) > Taxes Selected



Detailed Tax Information

Receipt: 2015055926	Amount Owed: 183.19
Receipt Year: 2015	Amount Paid: 0.00
Owner Name: RECA LIMITED PARTNERSHIP	Amount Due: 183.19
Description: N HWY 31	Payment: 183.19
ID: 01-0117 -001.00.00	Status: UNPAID

Household Fee : 0.00

Landfill Fee : 0.00

Stormwater Fee : 52.00

Address:

PO BOX 1996

IRMO SC 290630000

Are you sure the address is correct?

☐ Yes ☐ No

Are you sure you want to pay taxes on this property?

Yes

No

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STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN) SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that **FEDERAL HOME LOAN MORTGAGE CORPORATION** (hereinafter called "Grantor"), for and in consideration of the sum of Twenty-Three Thousand Six Hundred Twenty-Five and 00/100 Dollars (\$23,625.00) to the Grantor in hand paid at and before the sealing of these presents by **RECA LIMITED PARTNERSHIP** (hereinafter called "Grantee") in the State aforesaid, (the receipt of which is hereby acknowledged) has granted, bargained, sold and released, and by the Presents does grant, bargain, sell and release, unto the Grantee, his heirs, successors and assigns:

SEE EXHIBIT "A" ATTACHED HERETO

This being the same property conveyed to the Grantor herein by deed of Benjamin H. Culbertson as Master in Equity for the County of Georgetown, State of South Carolina, dated December 22, 2005 and recorded December 30, 2005 in Deed Book 1763 at Page 249 in the Office of the Georgetown County Register of Deeds.

Grantee's address: PO Box 1996, Irmo, SC 29063

TMS# 01-0117-001.00.00

2780-000010943
F7110 FOR RECORD OF THE
GEORGETOWN SC
REGISTER OF DEEDS
06-05-2006 At 03:52 PM.
DEED 12.00
STATE TAX 12.00
COUNTY TAX .00
Book 48 Page 208 - 213

This conveyance is made subject to easements and restrictions of record and otherwise affecting the property.

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

TO HAVE AND TO HOLD, all and singular the premises before mentioned unto the Grantee, his Heirs, Successors and Assigns forever.

And the Grantor does hereby bind itself and its successors and assigns, to warrant and forever defend all and singular the premises unto the Grantee, His Heirs and Assigns against itself and its successors and against every person whomsoever lawfully claiming, or to claim the same, or any part thereof, to all Grantor's right, title and interest thereto during its period of

GEORGETOWN COUNTY PARCEL # 1-117-1
SPE

ownership of this property which was obtained as a result of that certain mortgage foreclosure action entitled "ABN AMRO Mortgage Group, Inc. vs. P.E. Paulsen and Jayne L. Feldman, et al".

Any reference in this instrument to the singular shall include the plural, and vice versa. Any reference to one gender shall include the others, including the neuter. Such words of inheritance shall be applicable as are required by the gender of the Grantee.

IN WITNESS WHEREOF, the Grantor has hereunto set its hand and seal.

Date: May 30, 2006

Signed, Sealed and Delivered
In the Presence of:

Federal Home Loan Mortgage Corporation
By Rogers Townsend & Thomas, PC as
Attorney in Fact

Deborah Wyman
Witness 1

By: [Signature]
Its Authorized Signatory

Carol S. Shie
Witness 2

STATE OF SC)
COUNTY OF Richland)

ACKNOWLEDGMENT
S.C. §30-5-30
(EFFECTIVE JANUARY 1, 1995)

I, a Notary Public for SC do hereby certify that Cynthia D. Blain, the duly authorized officer of Federal Home Loan Mortgage Corporation personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and seal this 30 day of May, 2006
Carol S. Shie
Notary Public for SC

My Commission Expires: 6-10-12

EXHIBIT "A"

BEGINNING AT AN EXISTING IRON REBAR BEING THE COMMON EASTERLY CORNER OF PARCEL A AND PARCEL B AS SHOWN ON A PLAT RECORDED IN PLAT BOOK 18 AT PAGE 449 IN THE GEORGETOWN COUNTY, SOUTH CAROLINA REGISTER OF DEEDS OFFICE, SAID POINT ALSO BEING ON THE WESTERLY RIGHT OF WAY OF VERONICA ROAD, SAID RIGHT OF WAY BEING 50 FEET WIDE; THENCE FROM SAID BEGINNING POINT AND WITH THE NORTHERLY LINE OF THE AFOREMENTIONED PARCEL B, N 67-38-04 W 358.97 FEET TO AN EXISTING IRON REBAR IN THE EASTERLY LINE OF THE DAVID AND AMELIA ALSTON PROPERTY, TAX #1-117-14; THENCE WITH THE ALSTON LINE, N 21-48-04 E 164.03 FEET TO AN EXISTING IRON REBAR BEING ON THE AFOREMENTIONED ALSTON LINE AND THE SOUTHWESTERLY CORNER OF THE FENTON POIT PROPERTY RECORDED IN PLAT BOOK 17 AT PAGE 847; THENCE WITH THE SOUTHERLY LINE OF THE POIT PROPERTY, S 70-25-20 E 324.05 FEET TO AN EXISTING IRON REBAR ON THE WESTERLY RIGHT OF WAY OF THE AFOREMENTIONED VERONICA ROAD; THENCE WITH THE WESTERLY RIGHT OF WAY OF VERONICA ROAD S 10-45-38 W 183.54 FEET TO THE POINT AND PLACE OF BEGINNING AND CONTAINING 1.35 ACRES ACCORDING TO A PHYSICAL SURVEY BY RUSS COURTNEY & ASSOCIATES (S.M. SANDY SCPLS 6849) DATED JANUARY 20, 2005.

STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN)

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 is located in Georgetown County, bearing tax map number 01-0117-001-00-00 was transferred by Federal Home Loan Mortgage Corporation to RECA Limited Partnership by deed dated May 30, 2006.
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): see item #3, page 2.

(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 \$0.
- (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. If "Yes," the amount of the outstanding balance of this lien or encumbrance is: \$0

6. The deed recording fee is computed as follows:

- (a) Place the amount listed in item 4 above here: \$0
- (b) Place the amount listed in item 5 above here:
- (c) Subtract Line 6(b) from Line 6(a) and place result here:

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

\$0.

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's 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.

Cynthia Blair
Responsible Person Connected with the Transaction

Cynthia Blair
Print or Type Name Here

SWORN to before me this May 30, 2006

Carol S. Kline
Notary Public for SC

My Commission Expires: 6-10-12

INFORMATION

Except as provided in this paragraph, the term "value" means "the consideration paid or to be paid in money or money's worth for the realty." Consideration paid or to be paid in money's worth includes, but is not limited to, other realty, personal property, stocks, bonds, partnership interest and other intangible property, the forgiveness or cancellation of a debt, the assumption of a debt, and the surrendering of any right. The fair market value of the consideration must be used in calculating the consideration paid in money's worth. Taxpayers may elect to use the fair market value of the realty being transferred in determining fair market value of the consideration. In the case of realty transferred to a trust or as a corporation, a partnership, or other entity and a stockholder, partner, or owner of the entity, and in the case of realty transferred to a trust or as a distribution to a trust beneficiary, "value" means the realty's fair market value. A deduction from value is allowed for the amount of any lien or encumbrance existing on the land, tenement, or realty before the transfer and remaining on the land, tenement, or realty after the transfer. Taxpayers may elect to use the fair market value for property tax purposes in determining fair market value under the provisions of the law.

Exempted from the fee are deeds:

- (1) transferring realty in which the value of the realty, as defined in Code Section 12-24-30, is equal to or less than one hundred dollars;
- (2) transferring realty to the federal government or to a state, its agencies and departments, and its political subdivisions, including school districts;
- (3) that are otherwise exempted under the laws and Constitution of this State or of the United States;
- (4) transferring realty in which no gain or loss is recognized by reason of Section 1041 of the Internal Revenue Code as defined in Section 12-6-40(A);
- (5) transferring realty in order to partition realty as long as no consideration is paid for the transfer other than the interests in the realty that are being exchanged in order to partition the realty;
- (6) transferring an individual grave space at a cemetery owned by a cemetery company licensed under Chapter 55 of Title 39;
- (7) that constitute a contract for the sale of timber to be cut;
- (8) transferring realty to a corporation, a partnership, or a trust in order to become, or as a stockholder, partner, or trust beneficiary of the entity provided no consideration is paid for the transfer other than stock in the corporation, interest in the partnership, beneficiary interest in the trust, or the increase in value in such stock or interest held by the grantor. However, the transfer of realty from a corporation, a partnership, or a trust to a stockholder, partner, or trust beneficiary of the entity is subject to the fee even if the realty is transferred to another corporation, a partnership, or trust;
- (9) transferring realty from a family partnership to a partner or from a family trust to a beneficiary, provided no consideration is paid for the transfer other than a reduction in the grantee's interest in the partnership or trust. A "family partnership" is a partnership whose partners are all members of the same family. A "family trust" is a trust, in which the beneficiaries are all members of the same family. The beneficiaries of a family trust may also include charitable entities. "Family" means the grantor and the grantor's spouse, parents, grandparents, sisters, brothers, children, stepchildren, grandchildren, and the spouses and lineal descendants of any of the above. A "charitable entity" means an entity which may receive deductible contributions under Section 170 of the Internal Revenue Code as defined in Section 12-6-40(A);
- (10) transferring realty in a statutory merger or consolidation from a constituent corporation to the continuing or new corporation;
- (11) transferring realty in a merger or consolidation from a constituent partnership to the continuing or new partnership; and,
- (12) that constitute a corrective deed or a quitclaim deed used to confirm title already vested in the grantee, provided that no consideration of any kind is paid or is to be paid under the corrective or quitclaim deed.
- (13) transferring realty subject to the mortgagee whether by a deed in lieu of foreclosure executed by the mortgagor or deed executed pursuant to foreclosure proceedings

envelope

200600010943
ROGERS TOWNSEND & THOMAS PC
P O BOX 100200
COLUMBIA, SC 29202

41708

200600010943
Filed for Record in
GEORGETOWN SC
REGISTER OF DEEDS
06-05-2006 At 03:52 PM
DEED
STATE TAX
COUNTY TAX
Book 48 Page 213

Rogers Townsend & Thomas PC
700 Gervais Street, Suite 100
Post Office Box 100200
Columbia, SC 29202

11215-1429

CRB

200600010943
Filed for Record in
GEORGETOWN SC
REGISTER OF DEEDS
06-05-2006 At 03:52 PM
DEED
STATE TAX
COUNTY TAX
Book 48 Page 208 - 213

Barbara J. Overett

STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN)

WHEREAS, Reca Limited Partnership, a South Carolina Limited Partnership, its successors and assigns (“Mortgagor”), in and by its certain Mortgage Note of even date (“Note”), stands firmly held and bound unto **Ms. Sammie Brown**, whose address is 885 Woodstock Rd, Suite 430-164, Marietta, GA 30075, its successors, heirs and assigns (“Mortgagee”), for the payment of the full and just sum of **Twenty Seven Thousand Dollars (\$27,000.00)** payable as per the Note, with the entire balance, if not sooner paid, being due **June 15, 2021** with interest, as in and by the Note, reference being had thereto, will more fully appear.

NOW, KNOW ALL MEN BY THESE PRESENTS: That Mortgagor, for and in consideration of the debt or sum of money aforesaid, and to better secure its payment to Mortgagee according to the conditions of the Note, and also in consideration of the further sum of three dollars (\$3) to Mortgagor in hand well and truly paid by Mortgagee at and before the sealing and delivery of these presents, the receipt of which is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Mortgagee, the property described as follows ("Property").

Recorded in Plat Book 18 at page 449 in the Georgetown County, State of South Carolina Register of Deeds Office, said point also being on the Westerly right of way of Veronica Road, said right of way being 50 feet wide; thence from said beginning point and with the northerly line of the aforementioned Parcel B, N 67-38-04 W 358.97 feet to an existing iron rebar in the easterly line of the David and Amelia Alston Property, Tax #1-117-14; thence with the Alston line, N 21-498-04 E 164.03 feet to an existing iron rebar being on the aforementioned Alston line and the southwesterly corner of the Fenton Poit Property recorded in plat book 17 at page 847; thence with the southerly line of the Poit Property, S 70-25-20 E 324.05 feet to an existing iron rebar on the westerly right of way of the aforementioned Veronica Rd; thence with the westerly right of way of Veronica Road S 10-45-38 W 183.54 feet to the point and place of beginning and containing 1.35 acres according to a Physical Survey by Russ Courtney & Associates (S.M. Sandy SCPLS 6849) dated January 20, 2005.

TMS: 01-0117-001.00.00

This being the same property conveyed to ReCa Limited Partnership by Deed of Federal Home Loan Mortgage Corporation, dated **May 30, 2006**, and recorded **June 5, 2006**, in the office of the Register of Deeds/RMC/Clerk of Court for **Georgetown** County in Book **48** at Page **208 - 213**

Further identified as: **255 Veronica Rd, Georgetown, SC**

Mortgagor's Mailing Address:

Post Office Box 1996
Irmo, SC 29063

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

TO HAVE AND TO HOLD, all and singular the premises unto Mortgagee, its successors, heirs and assigns forever.

AND Mortgagor does hereby bind itself to warrant and forever defend all and singular the premises unto Mortgagee, from and against itself, lawfully claiming, or to claim the same or any part thereof.

AND IT IS AGREED, by and between the Parties that Mortgagee grants to Mortgagor the right to substitute the collateral in the Mortgage with other collateral of a similar nature and value. Mortgagee will have the right to determine said nature and value but will not unreasonably withhold consent.

AND IT IS AGREED, by and between the Parties that in the event Mortgagee elects to exercise his right to assign this Mortgage to a third party then Mortgagee grants to Mortgagor the RIGHT OF FIRST REFUSAL to buy this Mortgage at the same terms as offered to said third party.

AND IT IS AGREED, by and between the Parties the Mortgagor assigns and transfer to Mortgagee all the rents and revenues of the Property, regardless of to whom the rents of the Property are payable. Mortgagor authorizes Mortgagee or Mortgagee's agent to collect the rents, and agrees that each tenant of the Property will pay the rents to Mortgagee or Mortgagee's agents. However, Mortgagor will receive the rents until (i) Mortgagee has given Mortgagor notice of default of the Note and (ii) Mortgagee has given notice to the tenants that the rents are to be paid to Mortgagee or Mortgagee's agents.

AND IT IS AGREED, by and between the Parties that Mortgagor will keep any building erected on the Property insured against loss and damage by fire for the benefit of Mortgagee, for an amount not less than the sum shown above, with such company as approved by Mortgagee and will deliver the policy to Mortgagee; and in default thereof, Mortgagee may effect such insurance and reimburse themselves under this Mortgage for the expense thereof, together with interest thereon at the rate provided in the Note from the date of its payment. And it is further agreed, in the event of other insurance and contribution between the insurers, that Mortgagee will be entitled to receive from the aggregate of the insurance monies to be paid a sum equal to the amount of the debt secured by this Mortgage.

AND IT IS AGREED, by and between the Parties, that if Mortgagor should fail to pay all taxes and assessments upon the Property when they first become payable, then Mortgagee may cause the same to be paid together with all penalties and costs incurred thereon, and reimburse themselves under this Mortgage for the sum so paid, with interest thereon at the rate provided in the Note from the date of such payment.

AND IT IS AGREED, by and between the Parties that upon any default being made in the payment of the Note or of the insurance premiums, or of the taxes, or of the assessments hereinabove mentioned, or failure to pay any other indebtedness which constitutes a lien upon the Property when the same will severally become payable, then the entire amount of the debt secured or intended to be secured hereby will become due, at the option of Mortgagee although the period for the payment thereof may not then have expired.

AND IT IS AGREED, by and between the Parties that should legal proceedings be instituted for the collection of the debt secured hereby, then Mortgagee will have the right to have a receiver appointed of the rents and profits of the Property, who, after deduction all charges and expenses attending such proceedings, and the execution of the trust as receiver, will apply the residue of the rents and profits toward the payments of the debt secured hereby.

AND IT IS FURTHER AGREED, by and between the Parties that should legal proceedings be instituted for the foreclosure of the Mortgage, or should Mortgagee become a party to any action by reason of this Mortgage, or should the debt secured hereby be placed in the hands of an attorney at law for collection, by suit or otherwise, all costs and expenses incurred by Mortgagee, including a reasonable attorney's fees, will thereupon become due and payable as a part of the debt secured hereby, and may be recovered and collected hereunder.

PROVIDED ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the Parties, that if Mortgagor does and shall well and truly pay, or cause to be paid, unto Mortgagee the debt or sum of money aforesaid, with interest thereon, and if any will be due, according to the true intent and meaning of the Note and this Mortgage, then this Mortgage will cease, determine, and be utterly null and void: otherwise, it will remain in full force and virtue.

AND IT IS AGREED, by and between the Parties that Mortgagor will hold and enjoy the Property until default of payment will be made.


AND IT IS AGREED, by and between the Parties, that this Mortgage may be modified with the written approval of both Parties.

Any reference in this instrument to the plural shall include the singular, and any reference to the neuter shall include the male and female, the male shall include the female, and vice versa.

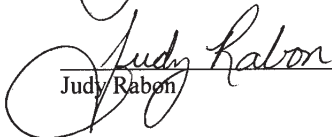
LEGAL AND BINDING CONTRACT. This Mortgage is intended to be a legal binding Contract. If not fully understood, please seek the advice of an attorney before signing.

IN WITNESS WHEREOF, the Mortgagor hereto signs this Mortgage this 10th day of July, 2007.

IN THE PRESENCE OF:



Jessica Carter



Judy Rabon

MORTGAGOR:

Reca Limited Partnership

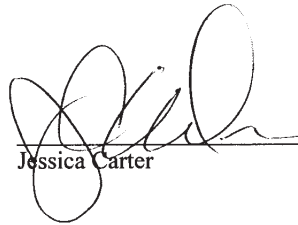
By: 

David Campbell, President FAC -
General Partner

STATE OF SOUTH CAROLINA)
)
COUNTY OF RICHLAND)


PROBATE

PERSONALLY appeared before me the undersigned witness and made oath that (s) he saw the within named Mortgagor, **Reca Limited Partnership**, by its officer or partner, sign, seal, and as the act and deed of Mortgagor deliver the within written Mortgage, and that (s) he with the other witness whose signature appears above, witnessed the execution thereof.

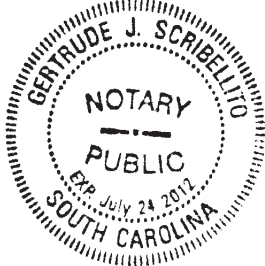


Jessica Carter

SWORN to before me this 10th
Day of July, 2007



Gertrude J. Scribellito
Notary Public for South Carolina
My Commission Expires: July 24th, 2012



Instrument Book Page
200700018354 620 133

envelope
60397 Recd. Att. Ref.
200700018354
Filed for Record in
GEORGETOWN SC
WANDA PREVATTE
07-31-2007 At 11:47 am.
MORTGAGE 10.00
STATE TAX .00
COUNTY TAX .00
Book 620 Page 128 - 133
Wanda J. Greutert

STATE OF SOUTH CAROLINA)
) MORTGAGE
COUNTY OF GEORGETOWN)

WHEREAS, **Reca Limited Partnership**, a South Carolina Limited Partnership, its successors and assigns ("Mortgagor"), in and by its certain Mortgage Note of even date ("Note"), stands firmly held and bound unto **Equity Trust Company, Custodian FBO Pelican Financial Account # E11470**, whose address is 4350 St Andrews Rd, Ste G, Columbia, SC 29210, its successors, heirs and assigns ("Mortgagee"), for the payment of the full and just sum of **Eighteen Thousand Two Hundred Eighty Eight Dollars & 66/100 (\$ 18,288.66)**, payable as per the Note, with the entire balance, if not sooner paid, being due **September 15, 2028**, with interest, as in and by the Note, reference being had thereto, will more fully appear.

NOW, KNOW ALL MEN BY THESE PRESENTS: That Mortgagor, for and in consideration of the debt or sum of money aforesaid, and to better secure its payment to Mortgagee according to the conditions of the Note, and also in consideration of the further sum of three dollars (\$3) to Mortgagor in hand well and truly paid by Mortgagee at and before the sealing and delivery of these presents, the receipt of which is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Mortgagee, the property described as follows ("Property").

Recorded in Plat Book 18 at page 449 in the Georgetown County, State of South Carolina Register of Deeds Office, said point also being on the Westerly right of way of Veronica Road, said right of way being 50 feet wide; thence from said beginning point and with the northerly line of the aforementioned Parcel B, N 67-38-04 W 358.97 feet to an existing iron rebar in the easterly line of the David and Amelia Alston Property, Tax number 1-117-14; thence with the Alston line, N 21-498-04 E 164.03 feet to an existing iron regar being on the aforementioned Alston line and the southwesterly corner of the Fenton Poit Property recorded in plat book 17 at page 847; thence with the southerly line of the Poit Property, S 70-25-20 E 324.05 feet to an existing iron rebar on the westerly right of way of the aforementioned Veronica Rd; thence with the westerly right of way of Veronica Road S 10-45-38 W 183.54 feet to the point and place of beginning and containing 1.35 acres according to a Physical Survey by Russ Courtney and Associates (S.M. Sandy SCPLS 6849) dated January 20, 2005. Includes 2002 Champion PH112GA18954AB

This being the same property conveyed to Reca Limited Partnership by Federal Home Loan Mortgage Corporation dated May 30, 2006 and recorded June 5, 2006 at Book 48, Page 208-213.

Tax ID 01-0117-001.00.00

Further identified as: **255 Veronica Rd, Georgetown, SC 29440**

Mortgagor's Mailing Address: Post Office Box 1996
Irmo, SC 29063

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

TO HAVE AND TO HOLD, all and singular the premises unto Mortgagee, its successors, heirs and assigns forever.

AND Mortgagor does hereby bind itself to warrant and forever defend all and singular the premises unto Mortgagee, from and against itself, lawfully claiming, or to claim the same or any part thereof.

AND IT IS AGREED, by and between the Parties that Mortgagee grants to Mortgagor the right to substitute the collateral in the Mortgage with other collateral of a similar nature and value. Mortgagee will have the right to determine said nature and value but will not unreasonably withhold consent.

AND IT IS AGREED, by and between the Parties that in the event Mortgagee elects to exercise his right to assign this Mortgage to a third party then Mortgagee grants to Mortgagor the RIGHT OF FIRST REFUSAL to buy this Mortgage at the same terms as offered to said third party.

AND IT IS AGREED, by and between the Parties the Mortgagor assigns and transfer to Mortgagee all the rents and revenues of the Property, regardless of to whom the rents of the Property are payable. Mortgagor authorizes Mortgagee or Mortgagee's agent to collect the rents, and agrees that each tenant of the Property will pay the rents to Mortgagee or Mortgagee's agents. However, Mortgagor will receive the rents until (i) Mortgagee has given Mortgagor notice of default of the Note and (ii) Mortgagee has given notice to the tenants that the rents are to be paid to Mortgagee or Mortgagee's agents.

AND IT IS AGREED, by and between the Parties that Mortgagor will keep any building erected on the Property insured against loss and damage by fire for the benefit of Mortgagee, for an amount not less than the sum shown above, with such company as approved by Mortgagee and will deliver the policy to Mortgagee; and in default thereof, Mortgagee may effect such insurance and reimburse themselves under this Mortgage for the expense thereof, together with interest thereon at the rate provided in the Note from the date of its payment. And it is further agreed, in the event of other insurance and contribution between the insurers, that Mortgagee will be entitled to receive from the aggregate of the insurance monies to be paid a sum equal to the amount of the debt secured by this Mortgage.

AND IT IS AGREED, by and between the Parties, that if Mortgagor should fail to pay all taxes and assessments upon the Property when they first become payable, then Mortgagee may cause the same to be paid together with all penalties and costs incurred thereon, and reimburse themselves under this Mortgage for the sum so paid, with interest thereon at the rate provided in the Note from the date of such payment.

AND IT IS AGREED, by and between the Parties that upon any default being made in the payment of the Note or of the insurance premiums, or of the taxes, or of the assessments hereinabove mentioned, or failure to pay any other indebtedness which constitutes a lien upon the Property when the same will severally become payable, then the entire amount of the debt secured or intended to be secured hereby will become due, at the option of Mortgagee although the period for the payment thereof may not then have expired.

AND IT IS AGREED, by and between the Parties that should legal proceedings be instituted for the collection of the debt secured hereby, then Mortgagee will have the right to have a receiver appointed of the rents and profits of the Property, who, after deduction all charges and expenses attending such proceedings, and the execution of the trust as receiver, will apply the residue of the rents and profits toward the payments of the debt secured hereby.

AND IT IS FURTHER AGREED, by and between the Parties that should legal proceedings be instituted for the foreclosure of the Mortgage, or should Mortgagee become a party to any action by reason of this Mortgage, or should the debt secured hereby be placed in the hands of an attorney at law for collection, by suit or otherwise, all costs and expenses incurred by Mortgagee, including a reasonable attorney's fees, will thereupon become due and payable as a part of the debt secured hereby, and may be recovered and collected hereunder.

PROVIDED ALWAYS, NEVERTHELESS, and it is the true intent and meaning of the Parties, that if Mortgagor does and shall well and truly pay, or cause to be paid, unto Mortgagee the debt or sum of money aforesaid, with interest thereon, and if any will be due, according to the true intent and meaning of the Note and this Mortgage, then this Mortgage will cease, determine, and be utterly null and void: otherwise, it will remain in full force and virtue.

AND IT IS AGREED, by and between the Parties that Mortgagor will hold and enjoy the Property until default of payment will be made.

AND IT IS AGREED, by and between the Parties, that this Mortgage may be modified with the written approval of both Parties.

Any reference in this instrument to the plural shall include the singular, and any reference to the neuter shall include the male and female, the male shall include the female, and vice versa.

LEGAL AND BINDING CONTRACT. This Mortgage is intended to be a legal binding Contract. If not fully understood, please seek the advice of an attorney before signing.

IN WITNESS WHEREOF, the Mortgagor hereto signs this Mortgage this 9th of September, 2013

IN THE PRESENCE OF:

MORTGAGOR:

Reca Limited Partnership

Arlene Edwards
Arlene Edwards

By: David Campbell, Member GP2002,
LLC, General Partner

Laurie Devansky
Laurie Devansky

STATE OF SOUTH CAROLINA)
)
COUNTY OF LEXINGTON)

AFFIDAVIT

On this the 9th day of September, 2013, before me the undersigned officer personally appeared *David W. Campbell*, Member GP2002, LLC, General Partner to Reca Limited Partnership, known to me (or satisfactorily proven) to be the person whose name subscribed to the within instrument and acknowledged that executed the same for the purposes herein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Erika M. Knigge
Erika M. Knigge
Notary Public for South Carolina
My Commission Expires: June 19th, 2021



Instrument Book Page
201300010810 2245 277

Envelope

#13637 *National Asset*
201300010810 *Calvinus LLC*
Filed for Record in
GEORGETOWN SC
WANDA PREVAILTE, REGISTER OF DEEDS
10-02-2013 At 10:51:08 am.
MORTGAGE 10.00
Book 2245 Page 273 - 277

Wanda Prevailte

After recording, return to:

Pelican Financial Retirement Plan

1205 Johnson Ferry Road

Suite 136-417

Marietta, GA 30068

STATE OF OHIO

COUNTY OF LORAIN

ASSIGNMENT OF MORTGAGE

South Carolina

FOR VALUE RECEIVED, the undersigned holder of a Mortgage (herein "assignor") whose address is 1 Equity Way, Westlake, OH 44145 does hereby grant, sell, assign, transfer and convey, unto **Ralph W. Bowlin, Trustee of the Pelican Financial R Ind Plan, fbo Agnes Bowlin Profit Sharing**, whose address is 1205 Johnson Ferry Road, Suite 136-417, Marietta, GA 30068, its successors and assigns, all its right, title and interest in and to a certain Mortgage, described below and obligations therein described, including the Promissory Note executed in connection therewith, the money due and to become due thereon with interest, and all rights accrued or to accrue under such Mortgage and the Promissory Note secured thereby.

Mortgagor:	Reca Limited Partnership
Date Executed:	September 9, 2013
Original Mortgagee/Lender	Equity Trust Company, Custodian FBO Pelican Financial Account # E11470
Amount:	\$ 18,288.66
Recorded Date:	December 31, 2006
Book/Page/Instrument	2245/273/201300010810
County:	Georgetown
State:	SC

TO HAVE AND TO HOLD the same unto Assignee, its successors and assigns, forever, subject only to the terms and conditions of the above-described Mortgage.

IN WITNESS WHEREOF, the undersigned Assignor has executed this Assignment of Mortgage on 6/9/14.

Equity Trust Company, Custodian FBO

Pelican Financial Account # E11470

[Signature]
(Witness) Chris Miller

[Signature]
(Witness) Robyn Bailey

By: Victoria Stutson
Name: Victoria Stutson
Title: Corporate Alternate Signer

State of OHIO

County of Lorain

ON 6/9/14, before me, the undersigned, personally appeared

Victoria Stutson, Corp Alt Signer of Equity Trust Company, Custodian FBO Pelican Financial Account #E11471 personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument and that such individual made such appearance before me, the undersigned, a Notary Public, in Westlake, State of Ohio.



JUSTIN SMITH
NOTARY PUBLIC
STATE OF OHIO
Comm. Expires
March 30, 2019
Recorded in
Lorain County

(Notary Public)

Signed, sealed and delivered in the presence of:

[Signature]

[Signature]
Ralph W. Bowlin, Trustee

Unofficial Witness

C. Lynn S. Hunt

Notary Public

My Commission Expires: 05/07/2016

[NOTARY SEAL]



Instrument Book Page
201400005532 2389 172

Envelope

1407a6 Pledge financial

201400005532
Filed for Record in
GEORGETOWN SC
WANDA PREVANTE, REGISTER OF DEEDS
07-01-2014 At 01:29:17 pm.
ASSIGNMENT 8.00
Book 2389 Page 170 - 172

Wanda Prevante



STATE OF SOUTH CAROLINA)

MANUFACTURED HOME

AFFIDAVIT FOR RETIREMENT

COUNTY OF **GEORGETOWN**) FOR RETIREMENT OF TITLE CERTIFICATE

(1) Name of Owner **RECA LIMITED PARTNERSHIP**

(2) Description of Manufactured Home:

Date of Manufacture: **2002**

Manufacturer:

This Document is incomplete. It has
NO Certificate of Occupancy
attached.

Model year: **2002** Make: **PION**

Width: _____ Length: _____

Identification Number (VIN): **PH112GA18954AB**

(3) Check whichever is applicable:

☒ **X** The above described manufactured home is not subject to a security lien.

☐ The above described manufactured home is subject to a security lien and a separate affidavit, as required by law, will be filed naming the secured parties.

(4) Full legal description of new property to which manufactured home is to be affixed using metes and bounds or reference to recorded plat by book and page. (A separate sheet identified as "Exhibit A" may be attached.)

(5) Derivation: This being the identical or a portion of property conveyed or leased to the owner by deed or lease from **FEDERAL HOME LOAN MOREGAGE CORPORATION** and recorded **06/05/2006** in Book **48** at page **208-213**.

Tax map number **01-0117-001.00.00**

Tax billing address **PO Box 1996, Irmo, SC 29063**

(6) The above described manufactured home is permanently affixed or is to be permanently affixed to the above described real property and the title certificate is to be retired in accordance with applicable law.

(7) Check if applicable:

_____ The owner of the manufactured home owns or has a leasehold estate of thirty-five or more years in the real property to which the manufactured home is affixed.

(8) WARNING: the execution and filing of this affidavit transfers ownership of the manufactured home to the lawful owner of the real property to which it is affixed.

The owner certifies that the above information provided by the owner is true and correct to the best information and belief of the owner.

Date: _____

Signature of owner: _____

Thomas M. Reaves, Manager

Witness: _____

Witness: _____

STATE OF SOUTH CAROLINA)

COUNTY OF LEXINGTON) PROBATE

Before me, the undersigned Notary Public, personally appeared **DONNICA SEYMOUR**, who, being duly sworn, deposed and said that (s)he saw **THOMAS M. REAVES**, sign, seal, and deliver the foregoing Affidavit and that (s)he, together with **LAURIE DEVANSKY** witnessed the execution thereof.

SWORN to before me this

04th day of April, 2012

Notary Public for **SOUTH CAROLINA (L.S.)**



My Commission Expires: **7/19/2021**

EXHIBIT A

LEGAL DESCRIPTION:

BEGINNING at an existing iron rebar being the common easterly corner of Parcel A and Parcel B as shown on a plat recorded in Plat Book 18 at Page 449 in the Georgetown County, South Carolina Register of Deeds Office, said point also being on the westerly right of way of Veronica Road, said right of way being 50 feet wide; thence from said beginning point and with the northerly line of the aforementioned Parcel B, N 67-38-04 W 358.97 feet to an existing iron rebar in the easterly line of the David and Amelia Alston Property, Tax #1-117-14; thence with the Alston line, N 21-48-04 E 164.03 feet to an existing iron rebar being on the aforementioned Alston line and the southwesterly corner of the Fenton Poit Property recorded in Plat Book 17 at Page 847; thence with the southerly line of the Poit Property, S 70-25-20 E 324.05 feet to an existing iron rebar on the westerly right of way of the aforementioned Veronica Road; thence with the westerly right of way of Veronica Road S 10-45-38 W 183.54 feet to the point and place of **BEGINNING** and containing 1.35 acres according to a Physical Survey by Russ Courtney & Associates (S.M. Sandy SCPLS 6849) dated January 20, 2005.

STATE OF SOUTH CAROLINA				
CERTIFICATE OF TITLE				
OF A VEHICLE				
VEHICLE ID NUMBER PH112GA18954AB	YEAR 2002	MAKE PION	MODEL PH112	NEW/USED USED
BODY STYLE MBH	DATE 07/07/2006	ODOMETER 0	WEIGHT 0	TITLE NUMBER 770670161964317
VEHICLE BRAND(S) EXEMPT				
FULL NAME OF OWNER(S) RECA LIMITED PARTNERSHIP PO BOX 1996 IRMO SC 290631996		CUSTOMER NUMBER: 30643356		
THE SOUTH CAROLINA DEPARTMENT OF MOTOR VEHICLES HEREBY CERTIFIES THAT THE PERSON HEREIN IS REGISTERED BY THIS DEPARTMENT AS THE LAWFUL OWNER OF THE VEHICLE DESCRIBED SUBJECT TO THE LIENS. IF ANY. HEREIN SET FORTH.				
MARCIA S. ADAMS EXECUTIVE DIRECTOR		MARK SANFORD GOVERNOR		
KEEP IN A SAFE PLACE - ANY ALTERATION OR ERASURE VOIDS THIS TITLE				

35036126

255 Veronica Rd.
Georgetown, SC

License:
19348

STATE OF SOUTH CAROLINA)
)
COUNTY OF GEORGETOWN) SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that **FEDERAL HOME LOAN MORTGAGE CORPORATION** (hereinafter called "Grantor"), for and in consideration of the sum of Twenty-Three Thousand Six Hundred Twenty-Five and 00/100 Dollars (\$23,625.00) to the Grantor in hand paid at and before the sealing of these presents by **RECA LIMITED PARTNERSHIP** (hereinafter called "Grantee") in the State aforesaid, (the receipt of which is hereby acknowledged) has granted, bargained, sold and released, and by the Presents does grant, bargain, sell and release, unto the Grantee, his heirs, successors and assigns:

SEE EXHIBIT "A" ATTACHED HERETO

This being the same property conveyed to the Grantor herein by deed of Benjamin H. Culbertson as Master in Equity for the County of Georgetown, State of South Carolina, dated December 22, 2005 and recorded December 30, 2005 in Deed Book 1763 at Page 249 in the Office of the Georgetown County Register of Deeds.

Grantee's address: PO Box 1996, Irmo, SC 29063

TMS# 01-0117-001.00.00

200600010943
FILED FOR RECORD IN
GEORGETOWN SC
REGISTER OF DEEDS
06-05-2006 At 03:52 PM.
DEED 12.00
STATE TAX .00
COUNTY TAX .00
Book 48 Page 208 - 213

EXEMPT

This conveyance is made subject to easements and restrictions of record and otherwise affecting the property.

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

TO HAVE AND TO HOLD, all and singular the premises before mentioned unto the Grantee, his Heirs, Successors and Assigns forever.

And the Grantor does hereby bind itself and its successors and assigns, to warrant and forever defend all and singular the premises unto the Grantee, His Heirs and Assigns against itself and its successors and against every person whomsoever lawfully claiming, or to claim the same, or any part thereof, to all Grantor's right, title and interest thereto during its period of

GEORGETOWN COUNTY PARCEL # 1-117-1
SPE

ownership of this property which was obtained as a result of that certain mortgage foreclosure action entitled "ABN AMRO Mortgage Group, Inc. vs. P.E. Paulsen and Jayne L. Feldman, et al".

Any reference in this instrument to the singular shall include the plural, and vice versa. Any reference to one gender shall include the others, including the neuter. Such words of inheritance shall be applicable as are required by the gender of the Grantee.

IN WITNESS WHEREOF, the Grantor has hereunto set its hand and seal.

Date: May 30, 2006

Signed, Sealed and Delivered
In the Presence of:

Federal Home Loan Mortgage Corporation
By Rogers Townsend & Thomas, PC as
Attorney in Fact

Deborah Wyman
Witness 1

By: [Signature]
Its Authorized Signatory

Carol S. Shue
Witness 2

STATE OF SC)
COUNTY OF Richland)

ACKNOWLEDGMENT
S.C. §30-5-30
(EFFECTIVE JANUARY 1, 1995)

I, a Notary Public for SC do hereby certify that Cynthia D. Blau, the duly authorized officer of Federal Home Loan Mortgage Corporation personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and seal this 30 day of May, 2006

Carol S. Shue
Notary Public for SC

My Commission Expires: 6-10-12

Instrument
201200003655Book Page
1875 350

EXHIBIT "A"

BEGINNING AT AN EXISTING IRON REBAR BEING THE COMMON EASTERLY CORNER OF PARCEL A AND PARCEL B AS SHOWN ON A PLAT RECORDED IN PLAT BOOK 18 AT PAGE 449 IN THE GEORGETOWN COUNTY, SOUTH CAROLINA REGISTER OF DEEDS OFFICE, SAID POINT ALSO BEING ON THE WESTERLY RIGHT OF WAY OF VERONICA ROAD, SAID RIGHT OF WAY BEING 50 FEET WIDE; THENCE FROM SAID BEGINNING POINT AND WITH THE NORTHERLY LINE OF THE AFOREMENTIONED PARCEL B, N 67-38-04 W 358.97 FEET TO AN EXISTING IRON REBAR IN THE EASTERLY LINE OF THE DAVID AND AMELIA ALSTON PROPERTY, TAX #1-117-14; THENCE WITH THE ALSTON LINE, N 21-48-04 E 164.03 FEET TO AN EXISTING IRON REBAR BEING ON THE AFOREMENTIONED ALSTON LINE AND THE SOUTHWESTERLY CORNER OF THE FENTON POIT PROPERTY RECORDED IN PLAT BOOK 17 AT PAGE 847; THENCE WITH THE SOUTHERLY LINE OF THE POIT PROPERTY, S 70-25-20 E 324.05 FEET TO AN EXISTING IRON REBAR ON THE WESTERLY RIGHT OF WAY OF THE AFOREMENTIONED VERONICA ROAD; THENCE WITH THE WESTERLY RIGHT OF WAY OF VERONICA ROAD S 10-45-38 W 183.54 FEET TO THE POINT AND PLACE OF BEGINNING AND CONTAINING 1.35 ACRES ACCORDING TO A PHYSICAL SURVEY BY RUSS COURTNEY & ASSOCIATES (S.M. SANDY SCPLS 6849) DATED JANUARY 20, 2005.

Instrument
201200003655Book Page
1875 351

STATE OF SOUTH CAROLINA

COUNTY OF GEORGETOWN

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 is located in Georgetown County, bearing tax map number 01-0117-001-00.00 was transferred by Federal Home Loan Mortgage Corporation to RECA Limited Partnership by deed dated May 30, 2006.
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): see item #3, page 2.(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 \$0.
 - (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. If "Yes," the amount of the outstanding balance of this lien or encumbrance is: \$0
6. The deed recording fee is computed as follows:
 - (a) Place the amount listed in item 4 above here: \$0
 - (b) Place the amount listed in item 5 above here:
 - (c) Subtract Line 6(b) from Line 6(a) and place result here:
7. The deed recording fee due is based on the amount listed on Line 6(c) above and the deed recording fee due is: \$0
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's 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.

Responsible Person Connected with the Transaction

Cynthia Blair

Print or Type Name Here

SWORN to before me this May 30, 2006

Notary Public for SC

My Commission Expires: 6-10-12

INFORMATION

Except as provided in this paragraph, the term "value" means "the consideration paid or to be paid in money or money's worth for the realty." Consideration paid or to be paid in money's worth includes, but is not limited to, other realty, personal property, stocks, bonds, partnership interest and other intangible property, the forgiveness or cancellation of a debt, the assumption of a debt, and the surrendering of any right. The fair market value of the consideration must be used in calculating the consideration paid in money's worth. Taxpayers may elect to use the fair market value of the realty being transferred in determining fair market value of the consideration. In the case of realty transferred to a trust or as a corporation, a partnership, or other entity and a stockholder, partner, or owner of the entity, and in the case of realty transferred to a trust or as a distribution to a trust beneficiary, "value" means the realty's fair market value. A deduction from value is allowed for the amount of any lien or encumbrance existing on the land, tenement, or realty before the transfer and remaining on the land, tenement, or realty after the transfer. Taxpayers may elect to use the fair market value for property tax purposes in determining fair market value under the provisions of the law.

Exempted from the fee are deeds:

- (1) transferring realty in which the value of the realty, as defined in Code Section 12-24-30, is equal to or less than one hundred dollars;
- (2) transferring realty to the federal government or to a state, its agencies and departments, and its political subdivisions, including school districts;
- (3) that are otherwise exempted under the laws and Constitution of this State or of the United States;
- (4) transferring realty in which no gain or loss is recognized by reason of Section 1041 of the Internal Revenue Code as defined in Section 12-6-40(A);
- (5) transferring realty in order to partition realty as long as no consideration is paid for the transfer other than the interests in the realty that are being exchanged in order to partition the realty;
- (6) transferring an individual grave space at a cemetery owned by a cemetery company licensed under Chapter 55 of Title 39;
- (7) that constitute a contract for the sale of timber to be cut;
- (8) transferring realty to a corporation, a partnership, or a trust in order to become, or as a stockholder, partner, or trust beneficiary of the entity provided no consideration is paid for the transfer other than stock in the corporation, interest in the partnership, beneficiary interest in the trust, or the increase in value in such stock or interest held by the grantor. However, the transfer of realty from a corporation, a partnership, or a trust to a stockholder, partner, or trust beneficiary of the entity is subject to the fee even if the realty is transferred to another corporation, a partnership, or trust;
- (9) transferring realty from a family partnership to a partner or from a family trust to a beneficiary, provided no consideration is paid for the transfer other than a reduction in the grantee's interest in the partnership or trust. A "family partnership" is a partnership whose partners are all members of the same family. A "family trust" is a trust, in which the beneficiaries are all members of the same family. The beneficiaries of a family trust may also include charitable entities. "Family" means the grantor and the grantor's spouse, parents, grandparents, sisters, brothers, children, stepchildren, grandchildren, and the spouses and lineal descendants of any of the above. A "charitable entity" means an entity which may receive deductible contributions under Section 170 of the Internal Revenue Code as defined in Section 12-6-40(A);
- (10) transferring realty in a statutory merger or consolidation from a constituent corporation to the continuing or new corporation;
- (11) transferring realty in a merger or consolidation from a constituent partnership to the continuing or new partnership; and,
- (12) that constitute a corrective deed or a quitclaim deed used to confirm title already vested in the grantee, provided that no consideration of any kind is paid or is to be paid under the corrective or quitclaim deed.
- (13) transferring realty subject to the mortgagee whether by a deed in lieu of foreclosure executed by the mortgagor or deed executed pursuant to foreclosure proceedings

Instrument Book Page
201200003655 1875 353

envelope

115911 Petition Court
201200003655 Adversary
Filed for Record in
GEORGETOWN SC
WANDA FREVAITE, REGISTER OF DEEDS
04-10-2012 At 01:05:21 PM.
MISCELLANEO 10.00
Book 1875 Page 344 - 353
Wanda F. Frevaite