

STATE OF SOUTH CAROLINA )  
 )  
COUNTY OF DARLINGTON )

**QUITCLAIM DEED  
OF REAL PROPERTY**

**THIS QUITCLAIM DEED**, executed as of the \_\_\_\_\_ day of August, 2017 by **EDVENTURE, INC.** (hereinafter referred to as "Grantor") to **CITY OF HARTSVILLE, SOUTH CAROLINA** (hereinafter referred to as "Grantee"), whose mailing address is 100 East Carolina Ave, P.O. Drawer 2497, Hartsville, SC 29550.

**WITNESSETH:**

**IN CONSIDERATION** of the sum of Five and No/100 Dollars (\$5.00) the receipt and sufficiency of which is acknowledged by Grantor, Grantor has quitclaimed granted, bargained, sold and released, and by this Deed quitclaims, grants, bargains, sells and releases to Grantee, its successors and assigns, all right, title and interest, if any in the following real property:

ALL that piece, parcel or lot of land, with improvements thereon, situate, lying and being at 146 West Carolina Avenue, in the City of Hartsville, County of Darlington, State of South Carolina, as shown and delineated on a plat prepared for Fairfield Company, Inc. by Lind, Hicks and Associates Surveyors, Inc. dated June 6, 2002, and recorded in the Office of the Register of Deeds for Darlington County, South Carolina in Plat Book 198 at page 51; said conveyance includes any and all party wall rights and reference to said plat is hereby craved as forming a part of these presence; said property being bounded as follows with certain measurements as indicated on said plat, to wit:

NORTH: By an alleyway known as Mantissa Row;

EAST: By property of Saleeby Rentals and Fairfield Company Two, Inc.;

SOUTH: By West Carolina Avenue; and

WEST: By now or formerly of Red Fox Corner store and Paul V. Cannarella, Sr.

This being the same property conveyed to EdVenture, Inc. by Deed of City of Hartsville as recorded in the Office of the Register of Deeds for Darlington County on January 20, 2017, in Book 1080, at page 8484-8487.

DM: 5086894 v.1

STATE OF SOUTH CAROLINA     )  
COUNTY OF DARLINGTON     )

**AFFIDAVIT FOR TAXABLE  
OR EXEMPT TRANSFERS**

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 the County of Darlington, State of South Carolina, bearing County Tax Map Number 056-06-03-046, was transferred by EDVENTURE, INC. to CITY OF HARTSVILLE on \_\_\_\_\_, 2017.
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)   X   exempt from the deed recording fee because (See Information section of affidavit): NO CONSIDERATION (If exempt, please skip items 4 - 7, and go to item 8 of this affidavit.)

If exempt under exemption #14 as described in the Information section of this affidavit, did the agent and principal relationship exist at the time of the original sale and was the purpose of this relationship to purchase the realty?

Check Yes \_\_\_\_\_ or No \_\_\_\_\_

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 \_\_\_\_\_.
  - (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. (This includes, pursuant to Code Section 12-59-140(E)(6), any lien or encumbrance on realty in possession of a forfeited land commission which may subsequently be waived or reduced after the transfer under a signed contract or agreement between the lien holder and the buyer existing before 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: \$ \_\_\_\_\_ 00.00
  - (b) Place the amount listed in item 5 above here: \$ \_\_\_\_\_ 00.00  
(If no amount is listed, place zero here.)
  - (c) Subtract Line 6(b) from Line 6(a) and place result here: \$ 00.00
7. The deed recording fee due is based on the amount listed on Line 6(c) above and the deed recording fee due is: \$0.00.
8. As required by Code Section 12-24-70, I state that I am a responsible person who was connected with the transaction as: \_\_\_\_\_.
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

\_\_\_\_\_  
Print or Type Name Here

**SWORN to and subscribed before me this**

\_\_\_\_ day of \_\_\_\_\_ 2017.

\_\_\_\_\_  
Notary Public for South Carolina

Notary (printed name): \_\_\_\_\_

My Commission Expires: \_\_\_\_\_ (SEAL)