

2019006139

## LANCASTER COUNTY ASSESSOR

Tax Map:

0082O 0A 043 00

DEED DRAWN BY:

0082J 0G 008 00

ROBERT K. FOLKS

0082J 0F 009 00

ATTORNEY AT LAW

0082J 0G 001 00

DEED

RECORDING FEES

\$10.00

STATE TAX

\$72.80

COUNTY TAX

\$30.80

PRESENTED &amp; RECORDED:

05-03-2019 12:12 PM

REGISTER OF DEEDS

LANCASTER COUNTY, SC

By: STEPHANIE KNIGHT ROD

BK: DEED 1230

PG: 256-257

STATE OF SOUTH CAROLINA

)

TITLE TO REAL ESTATE

)

COUNTY OF LANCASTER

)

KNOW ALL MEN BY THESE PRESENTS, that, **Rainbow Enterprises of the Carolinas, LLC**, a South Carolina limited liability company, ("Grantor"), in the State aforesaid, for and in consideration of the sum of Twenty-seven Thousand Seven Hundred Fifty and no/100ths (\$27,750.00) Dollars, to the Grantor in hand paid at and before the sealing and delivery of these Presents, by the Grantee hereinafter named (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these Presents does grant, bargain, sell and release the following described property, subject to the easements, restrictions, reservations and conditions set forth below, unto **Howard E. Strickland, Jr.**, ("Grantee"), and Grantee's heirs, successors and assigns:

All those certain pieces, parcels or lots of land with any and all improvements thereon, lying, being and situate in Cane Creek Township, Lancaster County, South Carolina, being the identical property shown, described and designated as Lots Number 23, 84, 103, 89, 90, 91, 92, 93, 94, and 108 on plat of survey entitled "Subdivision Plat of The Cloisters" made by Enfinger & Associates, dated November 20, 1972 and recorded as Plat No. 3318 in the Register of Deeds Office for Lancaster County, South Carolina, which plat is by reference made a part hereof.

Derivation:

Lot 23: Being a portion of the property conveyed to Rainbow Enterprises of the Carolinas, LLC by Deed of Eugene M. & Ruth M. Melton Family Limited Partnership 2 dated August 14, 2008 and recorded August 19, 2008 in Deed Book 479 Page 322, Office of the Register of Deeds for Lancaster County, South Carolina.

Remainder of Lots: Being a portion of the property conveyed to Rainbow Enterprises of the Carolinas, LLC by Deed of E. B. McBride, Ruth M. Melton, attorney-in-fact for Eugene M. Melton, a/k/a E.M. Melton, and Phyllis Burgess, Personal Representative of the Estate of W.K. Melton dated August 14, 2008 and recorded August 19, 2008 in Deed Book 479 Page 335, Office of the Register of Deeds for Lancaster County, South Carolina.

The within described property is conveyed subject to existing easements and rights of way, whether of record or not, and to restrictions, if any, appearing in the chain of title which said restrictions, if any, are not intended to be reimposed hereby.

**TAM 0082O-0A-043.00, 0082J-0G-008.00, 0082J-0F-009.00, 0082J-0G-001.00**

**Grantee's Address:**

PO Box 1691

Lancaster, SC 29721

RECORDED THIS 3rd DAY

OF MAY, 2019

IN BOOK 00 PAGE 00



Auditor, Lancaster County, SC

**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 and Grantee's Heirs, Successors and Assigns forever.

**AND** the Grantor does hereby bind Grantor's Heirs, Successors, Executors and Administrators, to warrant and forever defend all and singular the said premises unto the said Grantee and Grantee's Heirs, Successors and Assigns, against Grantor and whomsoever lawfully claiming, or to claim the same or any part thereof.

**WITNESS** the Grantor's Hand and Seal this 3rd day of May, 2019, and in the two hundred forty-third year of the Sovereignty and Independence of the United States of America.

SIGNED, SEALED AND DELIVERED  
IN THE PRESENCE OF:

1. For R. Folks  
D. B. Rawell

RAINBOW ENTERPRISES OF THE  
CAROLINAS, LLC (SEAL)

By: Michael S. Grigsby (Seal)  
Michael S. Grigsby, Member Manager

STATE OF SOUTH CAROLINA )

COUNTY OF LANCASTER )

ACKNOWLEDGMENT

I, the undersigned notary public, do hereby certify that the above named Grantor personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this the 3rd day of May, 2019.

1. For R. Folks (Seal)  
NOTARY PUBLIC FOR SOUTH CAROLINA  
Printed Name: Robert K. Folks  
My Commission Expires: 3-30-21

s:\dbr\deedRainbowStrickland