

RECORD AND RETURN TO:

Julia Childress Khaled, Attorney
Khaled Law Firm, PC
1430 Ebenezer Road, Suite 104
Rock Hill, South Carolina 29732

YORK COUNTY, SC	
2019034689	DEED
RECORDING FEES	\$15.00
STATE TAX	\$0.00
COUNTY TAX	\$0.00
08-20-2019	11:21:42 AM
BK:RB 17724 PG:494-496	

YORK COUNTY ASSESSOR

Tax Map:
020-21-02-275
Date: 08/20/2019

E H

STATE OF SOUTH CAROLINA

TITLE TO REAL ESTATE

COUNTY OF YORK

NO TITLE SEARCH REQUESTED NOR PERFORMED

KNOW ALL MEN BY THESE PRESENTS THAT, we, **James Howard Antley and Mary Stewart Antley, as joint tenants with right of survivorship and not as tenants in common**, herein referred to as Grantors in the State aforesaid, for and in consideration of the sum of **One dollar (\$1.00) LOVE AND AFFECTION and no other valuable consideration** to us paid by **James H. Antley, Trustee of the James H. Antley Living Trust**, dated August 14, 2019, and **Mary S. Antley, Trustee of the Mary S. Antley Living Trust**, dated August 14, 2019, hereinafter referred to as Grantees in the State aforesaid, the receipt of which is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Grantees, **James H. Antley, Trustee of the James H. Antley Living Trust**, dated August 14, 2019, and **Mary S. Antley, Trustee of the Mary S. Antley Living Trust**, dated August 14, 2019, their successors, and assigns forever the following described real property to wit:

All that certain piece, parcel or lot of land, lying, being and situate in Fort Mill Township, York County, South Carolina and being shown and as Lot 72, Carolina Orchards, Village C (Plat Book: 151 Page: 345) entitled "Property of James Antley & Mary Antley" prepared by William T. Powell, S.C.P.L.S. and being dated July 20, 2017 and recorded in Plat Book 155 at Page 229, in the Office of the Clerk of Court for York County, South Carolina, which plat is incorporated herein by reference, and having such metes, bounds, courses, and distances as by reference to said plat will more fully appear.

Derivation: This being the identical property conveyed from Pulte Home Company, LLC to James Howard Antley and Mary Stewart Antley, as joint tenants with right of survivorship and not as tenants in common by deed recorded August 17, 2017 in Deed Book 16542 at Page 364 in the Office of the Clerk of Court for York County, South Carolina.

Tax Map Number: 020-21-02-275

Property Address: 673 Birchway Drive, Fort Mill, South Carolina 29715
Grantees' Address: 673 Birchway Drive, Fort Mill, South Carolina 29715

This conveyance is made subject to any and all existing reservations, easements, rights of way, zoning ordinances, setback lines, and restrictions or protective covenants that may appear of record, on the

recorded plat(s), or on the premises, of record, including matters shown on recorded plats.

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

TO HAVE AND TO HOLD all and singular the premises before mentioned unto the said Grantees, **James H. Antley, Trustee of the James H. Antley Living Trust**, dated August 14, 2019, and **Mary S. Antley, Trustee of the Mary S. Antley Living Trust**, dated August 14, 2019, their heirs, successors, and assigns forever.

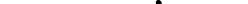
AND THE GRANTORS, **James Howard Antley and Mary Stewart Antley, as joint tenants with right of survivorship and not as tenants in common**, do hereby bind the Grantors, and the Grantors' heirs, executors and administrators, to warrant and forever defend all and singular the said premises unto the said Grantees, **James H. Antley, Trustee of the James H. Antley Living Trust**, dated August 14, 2019, and **Mary S. Antley, Trustee of the Mary S. Antley Living Trust**, dated August 14, 2019, their heirs, successors, and assigns, against Grantors and Grantors' heirs, successors, and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS Hand and Seal this the 14th day of August, in the year of our Lord 2019.

Signed, Sealed and Delivered in the Presence of:

Louise P. Griffith
Witness

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James Howard Antley

Mary Stewart Antley
Mary Stewart Antley

STATE OF SOUTH CAROLINA

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ACKNOWLEDGMENT

COUNTY OF YORK

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I, Brittany S. Hammond, a Notary Public, within and for the State and County aforesaid, do hereby certify that the foregoing instrument of writing was this day produced to me in the above State and County by the Principals and was executed and acknowledged to be the free act and voluntary deed of the Principals.

WITNESS my signature this the 14th day of August, 2019.

BRITTANY S. HAMMOND
Notary Public, State of South Carolina
My Commission Expires 09/10/2028

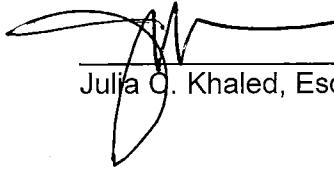
Brittany S. Hammond
Brittany S. Hammond
Notary Public for South Carolina
My Commission expires: 09/10/2028

STATE OF SOUTH CAROLINA)
)
COUNTY OF YORK)

AFFIDAVIT OF EXEMPT TRANSFERS

PERSONALLY appeared before me the undersigned, who being duly sworn, deposes and says:

1. I have read the information on the back of this affidavit and I understand such information.
2. The property being transferred bearing York County Tax Map Number: 020-21-02-275 was transferred by **James Howard Antley and Mary Stewart Antley to James H. Antley, Trustee of the James H. Antley Living Trust**, dated August 14, 2019, and **Mary S. Antley, Trustee of the Mary S. Antley Living Trust**, dated August 14, 2019, on August 14, 2019.
3. The deed is exempt from the deed recording fee because: Item #8.
4. As required by Code Section 12-24-70, I state that I am a responsible person who was connected with the transaction as: As Attorney of record.
5. 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.



Julia O. Khaled, Esq.

Sworn to before me this 14th
day of August, 2019.

Brittany S. Hammond
Brittany S. Hammond
Notary Public for South Carolina
My Commission Expires: 09/10/2028

BRITTANY S. HAMMOND
Notary Public, State of South Carolina
My Commission Expires 09/10/2028