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 Clerk of Court, Chester County, SC
 Sue K. Carpenter

STATE OF SOUTH CAROLINA)
)
 COUNTY OF CHESTER)

TITLE TO REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, that **CHESTER TOWNHOUSES, PHASE II A LIMITED PARTNERSHIP** (hereinafter referred to as the "Grantor"), for and in consideration of the sum of FIVE AND NO/HUNDREDTHS (\$5.00) DOLLARS AND OTHER VALUABLE CONSIDERATION, the receipt and legal sufficiency of which is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto **NEW CHESTER TOWNHOUSES, PHASE II, A LIMITED PARTNERSHIP** (hereinafter referred to as the "Grantee"), the following described property, to-wit:

All that certain piece, parcel or tract of land, together with the improvements thereon, situate, lying and being in the County of Chester, in the State of South Carolina, containing **4.92 ACRES**, and having, according to a Plat prepared for Chester Townhouses, A Limited Partnership, by Civil Engineering of Columbia, dated July 23, 1982, and recorded in the Office of the Clerk of Court for Chester County, South Carolina, in **Plat Book "515" at page 553**; and having the following courses and distances, to-wit:

BEGINNING at a point at a joint corner of properties now or formerly of Chester Townhouses, Phase I and now or formerly of S.M. Frazer, Jr. and running thence along the line of property now or formerly of S.M. Frazer, Jr., S. 15-54-55 E. 447.69 feet to an iron pin; thence S. 03-21-53 E. 297.51 feet to an iron pin; thence S. 55-52-48 W. 172.12 feet to an iron pin; thence N. 46-20-10 W. 61.59 feet to an iron pin; thence N. 55-56-47 E. 149.43 feet to an iron pin; thence N. 39-36-53 W. 251.99 feet to an iron pin; thence N. 67-58-13 E. 24.99 feet to an iron pin; thence N. 22-53-47 W. 44.91 feet to an iron pin; thence N. 22-56-02 W. 200.95 feet to an iron pin; thence S. 63-31-22 W. 235.77 feet to an iron pin; thence N. 15-57-00 W. 257.87 feet to an iron pin; thence N. 74-03-39 E. 110.05 feet to an iron pin; thence N. 15-55-59 W. 75.00 feet to an iron pin; thence N. 74-04-01 E. 225.25 feet to an iron pin; thence S. 15-56-06 E. 75.00 feet to an iron pin; thence N. 74-03-54 E. 120.42 feet to the point of beginning.

I hereby certify that the within Deed has
 been this 24 day of February
 A.D. 2006
 Recorded in Book J of Deeds.

Amos M. Thomas

CHESTER COUNTY TAX ASSESSOR
 DATE 2-24-06
 TAX MAP NO. 79-0-0-56

This being the property heretofore conveyed to Chester Townhouses, Phase II A Limited Partnership by deed of Albert D. Oliphant and Douglas Company, dated August 31, 1982 and recorded August 31, 1982 in **Deed Book 515 at page 915**, conveying property according to plat recorded in **Plat Book 515 at page 553**.

TMS # **079-00-00-039** (portion of)

Grantee's Mailing Address: 7700 Trenholm Road Ext.
Post Office Box 23589
Columbia, South Carolina 29224

This conveyance is made subject to taxes and assessments for the year 2005, and all subsequent years, and to all easements, covenants, restrictions and conditions of record and otherwise affecting the property, including but not limited to, rights-of-way indicated by instruments and plats of record, all matters shown on plats of record, and to all applicable zoning and other land use regulations or restrictions of any political subdivision in which the subject property is situate.

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 premises before mentioned unto the said Grantee, its successors and assigns, forever.

And the Grantor does hereby bind itself and the Grantor's successors and assigns to warrant and forever defend all and singular the said premises unto the said Grantee, its successors and assigns, against the Grantor and the Grantor's successors and assigns and against every person whomsoever lawfully claiming, or to claim, the same or any part thereof.

[The remainder of this page has been intentionally left blank.]

IN WITNESS WHEREOF, the Grantor, has executed this instrument this 30th day

of November, 2005.

Signed, Sealed and Delivered
In Presence of:

Chris Josh

Vandy McFadden

Chris Josh

Vandy McFadden

Chris Josh

Vandy McFadden

**CHESTER TOWNHOUSES, PHASE II
A LIMITED PARTNERSHIP**

By: [Signature] (Seal)

Albert D. Oliphant, III
Its: General Partner

By: [Signature] (Seal)

David D. Douglas
Its: General Partner

By: DOUGLAS COMPANY
Its: General Partner

By: [Signature] (Seal)

David D. Douglas
Its: President

STATE OF SOUTH CAROLINA)

COUNTY OF Richland)

ACKNOWLEDGMENT

On this 30th day of November, 2005, before me personally came the within-named Grantor, **CHESTER TOWNHOUSES, PHASE II A LIMITED PARTNERSHIP** by **Albert D. Oliphant, III**, its General Partner, who acknowledged to me that he executed the within instrument and who is personally known to me, or who were proved to me on the basis of satisfactory evidence to be the person(s) who executed the foregoing instrument.

Andre W. Weefal
(Signature of Notary Public)

Notary Public for South Carolina

My Commission expires: My Commission Expires
October 5, 2010

[Affix Notarial Seal]

STATE OF SOUTH CAROLINA)

COUNTY OF Richland)

ACKNOWLEDGMENT

On this 30th day of November, 2005, before me personally came the within-named Grantor, **CHESTER TOWNHOUSES, PHASE II A LIMITED PARTNERSHIP**, by **David D. Douglas**, its General Partner, who acknowledged to me that he executed the within instrument and who is personally known to me, or who were proved to me on the basis of satisfactory evidence to be the person(s) who executed the foregoing instrument.

Ander M. Weefal
(Signature of Notary Public)
Notary Public for South Carolina
My Commission expires: My Commission Expires
October 5, 2010

[Affix Notarial Seal]

STATE OF SOUTH CAROLINA)

COUNTY OF Richland)

ACKNOWLEDGMENT

On this 30th day of November, 2005, before me personally came the within-named Grantor, **CHESTER TOWNHOUSES, PHASE II A LIMITED PARTNERSHIP**, by **Douglas Company**, its General Partner, by **David D. Douglas**, its President, who acknowledged to me that he executed the within instrument and who is personally known to me, or who were proved to me on the basis of satisfactory evidence to be the person(s) who executed the foregoing instrument.

Anden M. Weft
(Signature of Notary Public)

Notary Public for South Carolina

My Commission expires: My Commission Expires
October 5, 2010

[Affix Notarial Seal]