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Antioch Bennettsville Property Records

Antioch United Methodist Church

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STATE OF SOUTH CAROLINA,

Timesaver Blank No. 1A-DEED TO REAL ESTATE
For (1) Corporation to Corporation, (2) Corporation to
Private Person, (3) Private Person to Corporation,
Timesaver Publishing Co., Conway, S. C.

COUNTY OF MARLBORO

Deed & Legal Description for
Tax Map #015-01-01-079

Know all Men by these Presents,

That CANAL INDUSTRIES, INC.

in the State aforesaid for and in consideration of the
sum of FIVE DOLLARS (\$5.00) AND BY WAY OF GIFT

to it paid by TRUSTEES OF ANTIOCH UNITED METHODIST CHURCH
P.O. Box 254, Bernettsville, South Carolina 29512

in the State aforesaid, (Receipt whereof is hereby acknowledged)

have granted, bargained, sold and released; and by these presents do grant, bargain, sell and release unto the said
TRUSTEES OF ANTIOCH UNITED METHODIST CHURCH, their successors and assigns,
forever:

All that certain parcel or tract of land lying, being and situate in Marlboro County, South Carolina, and containing approximately 2.00 acres, more or less, as shown on a plat prepared by John F. Thompson, Jr., R.L.S., dated February 9, 1981, and said plat attached hereto and to be recorded herewith. Said parcel being more particularly described as follows: BEGINNING at an iron in the northwestmost corner of the tract and running North 38 degrees 00 minutes East 385 feet to an iron; thence running South 52 degrees 00 minutes East 226.50 feet to an iron; thence running South 38 degrees 00 minutes West 385 feet to an iron; thence running North 52 degrees 00 minutes West 226.50 feet to an iron, said iron being the beginning point. Said parcel being generally bounded as follows: On the North, South and East by other lands of Canal Industries, Inc.; and on the West by a 20-foot easement and other lands of Canal Industries, Inc.

ALSO conveyed herein is a 20-foot easement running from the above-described parcel to a road (S 35-54) and being more particularly described as follows: Beginning at a new iron on the northwestmost corner of the above-described parcel and thence running North 52 degrees 02 minutes 20 seconds West 476.45 feet to a new iron on a road; thence running across said road North 66 degrees 48 minutes 10 seconds West 65.51 feet to an old iron on the boundary line; thence running approximately South 52 degrees 02 minutes 20 seconds East approximately 798 feet to a point; thence running approximately North 38 degrees 00 minutes East 20 feet to a new iron; thence running North 52 degrees 00 minutes West 226.50 feet to a new iron, the beginning corner.

Said conveyance is subject in every respect to existing easements and rights-of-way for highway and utility purposes, whether or not the same appear of record.

Being a portion of the property heretofore conveyed to Canal Industries, Inc., by deed of Audrey O. Newton, dated September 18, 1969, and recorded in the Office of the Clerk of Court for Marlboro County, in Deed Book 116, at Page 542. Also being a portion of the property heretofore conveyed to Canal Wood Corporation (now Canal Industries, Inc., by merger effective 9-1-69) by deed of Jennings G. King, Thelma Elizabeth Odom Bule, Herbert Eugene Odom, Rowena Odom Kirby, Prentiss Odom Schroder, and Margaret Odom Stephenson, dated June 10, 1969, and recorded in the Office of the Clerk of Court for Marlboro County in Deed Book 116, at Page 64.
(Continued)

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(Continued)

Said 2-acre parcel described above includes the old Henry King Odom Family Cemetery and said parcel is herein conveyed to the grantee to be used as a cemetery.

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 _____

TRUSTEES OF ANTIOCH UNITED METHODIST CHURCH, their

XXXXX,

Successors and Assigns forever.

And the Grantor _____ herein hereby binds itself, themselves, its or their successors, or his, her, and their Heirs, Executors or Administrators, (as the case may be), to warrant and forever defend all and singular the said premises unto the said _____

TRUSTEES OF ANTIOCH UNITED METHODIST CHURCH

and its and their successors and assigns, or his, her and their Heirs and assigns, (as the case may be), against himself, themselves, and its or their successors, or his, her and their heirs, (as the case may be), and all persons whomsoever _____

lawfully claiming, or to claim the same, or any part thereof.

Witness the execution hereof by grantor this 19th day of May

In the year of our Lord one thousand nine hundred and eighty-one

and in the two hundred and fifth year

of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered
in the Presence of

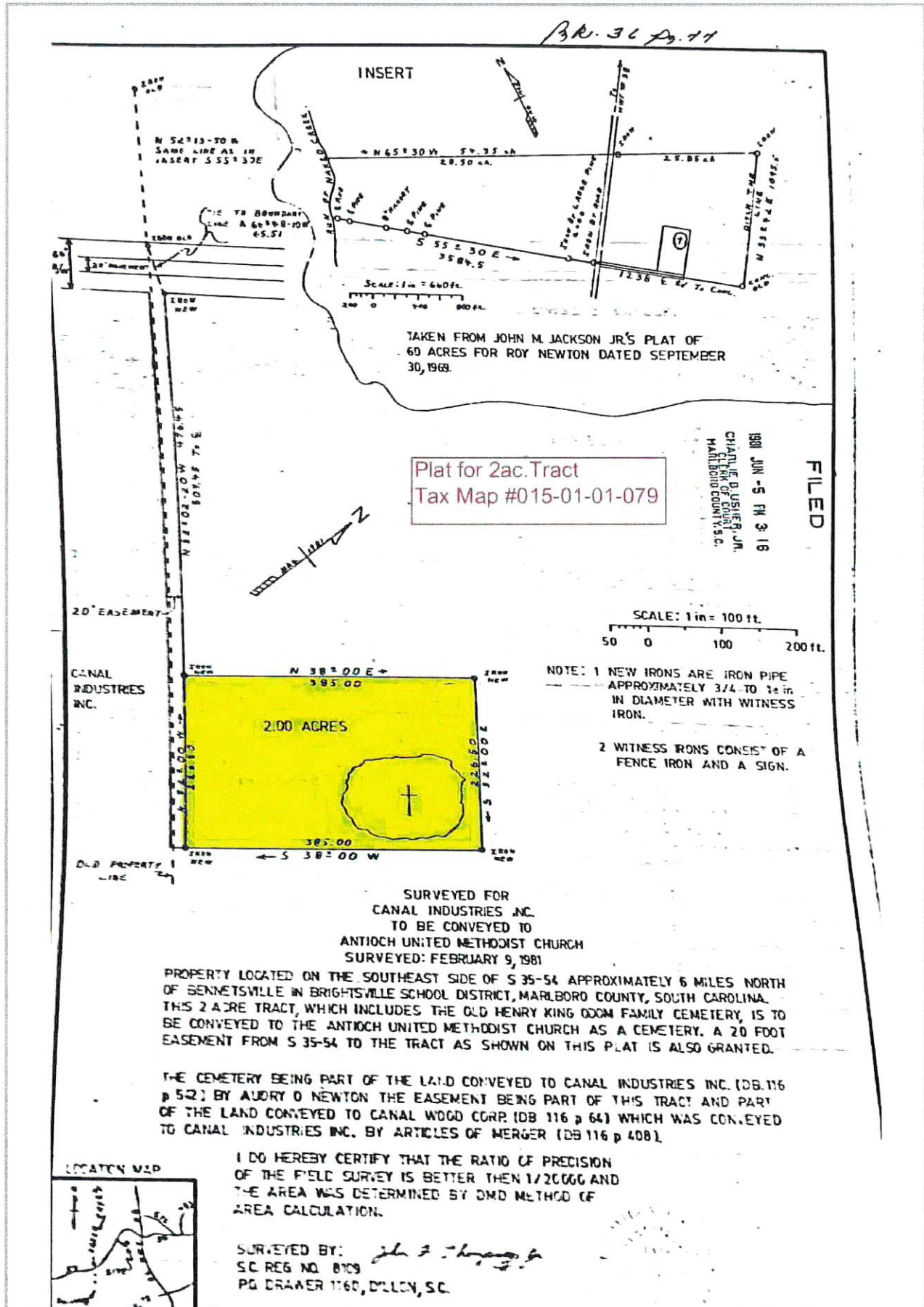
Anna H. James
Phyllis O. Floyd

CANAL INDUSTRIES, INC. _____ (L. S.)

BY: E. Craig Wall, Jr. (L. S.)
E. Craig Wall, Jr., President (L. S.)

BY: Fran B. Gilbert (L. S.)
Fran B. Gilbert, Assistant Secretary (L. S.)

SUBJECT - PLAT FOR 2AC. TRACT



TAKEN FROM JOHN M. JACKSON JR'S PLAT OF 60 ACRES FOR ROY NEWTON DATED SEPTEMBER 30, 1968.

Plat for 2ac. Tract
Tax Map #015-01-01-079

1981 JUN -5 PM 3:16
CHIEF CLERK
MARLBORO COUNTY, S.C.

FILED

SCALE: 1 in = 100 ft.
50 0 100 200 ft.

NOTE: 1 NEW IRONS ARE IRON PIPE APPROXIMATELY 3/4 TO 1 in IN DIAMETER WITH WITNESS IRON.
2 WITNESS IRONS CONSIST OF A FENCE IRON AND A SIGN.

SURVEYED FOR
CANAL INDUSTRIES INC.
TO BE CONVEYED TO
ANTIOCH UNITED METHODIST CHURCH
SURVEYED: FEBRUARY 9, 1981

PROPERTY LOCATED ON THE SOUTHEAST SIDE OF S 35-54 APPROXIMATELY 6 MILES NORTH OF BENNETTSVILLE IN BRIGHTSVILLE SCHOOL DISTRICT, MARLBORO COUNTY, SOUTH CAROLINA. THIS 2 ACRE TRACT, WHICH INCLUDES THE OLD HENRY KING ODOM FAMILY CEMETERY, IS TO BE CONVEYED TO THE ANTIOCH UNITED METHODIST CHURCH AS A CEMETERY. A 20 FOOT EASEMENT FROM S 35-54 TO THE TRACT AS SHOWN ON THIS PLAT IS ALSO GRANTED.

THE CEMETERY BEING PART OF THE LAND CONVEYED TO CANAL INDUSTRIES INC. (DB 116 p 52) BY AUDRY D NEWTON THE EASEMENT BEING PART OF THIS TRACT AND PART OF THE LAND CONVEYED TO CANAL WOOD CORP. (DB 116 p 64) WHICH WAS CONVEYED TO CANAL INDUSTRIES INC. BY ARTICLES OF MERGER (DB 116 p 408).

I DO HEREBY CERTIFY THAT THE RATIO OF PRECISION OF THE FIELD SURVEY IS BETTER THEN 1/20000 AND THE AREA WAS DETERMINED BY DMD METHOD OF AREA CALCULATION.

SURVEYED BY: *John F. Thompson Jr.*
SC REG NO. 8709
PO DRAWER 1160, DILLON, SC.



Deed for Property - Antioch United Methodist Church

Disparted of as a place for a church and for the use of the members of the Antioch Episcopal Church, Forth, who may desire to worship their savior, the usage and discipline of said Church, as from time to time authorized. I declare by the General Conference of said Church and by the Annual Conference within whose forceeds the said premises as situate.

Witness my hand and seal this First day of August in the year of our Lord one thousand eight hundred and seventy nine, and in the one hundred and fifth year of American Independence of the United States of America.

Sealed and delivered

Thomas (his X) Brigman and son

W. B. Odom

F. Smith

E. State of South Carolina

Marlboro County

Personally appeared before me W. B. Odom made oath that he saw the within named Thomas Brigman sign, seal, and his Act and Deed, deliver the within written deed and that he and T. F. Smith witnessed the execution thereof.

Sworn to before me this First day of August, A. D. 1879, N. H. Johnson, Trail Justice, E. State of South Carolina, Marlborough County. I N. H. Johnson one of the said Trail Justice of said County, hereby certify unto all whom it may concern that Susan Brigman, the wife of the within named Thomas Brigman did this day appear before me and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto the within named person, trustee, etc., successing in office or assigning, all her interest and estate, and also all her right and claim of Dower, of, in, or to all and singular the premises within mentioned released.

Given my hand and seal this First day of August, 1879.

N.H. Johnson

Trial Justice

Susan (her X) Brigman

Recorded 1st day of August, 1904

IDENTIFICATION OF PROPERTY

The subject consists of (2) separate tax parcels. The primary parcel is located at 500/502 Antioch Church Road, Bennettsville, SC 29512. It is on the north side of Antioch Church Road; and approximately 215ft east of the intersection of Antioch Church Road and J Brigman Road. The subject's secondary parcel (un-improved) is located off Grants Mill Road West. It is accessed by a 20ft easement (see attached deed). They are identified by the Marlboro County Assessor's office as follows.

- 1- 015-01-02-091 (approx. 1.0- acre with church and fellowship building)
- 2- 015-01-01-079 (2.00- acres that was previously used for a small local cemetery)

Due to the extended history of ownership, there is no current plat or legal description on record for the primary parcel (015-01-02-091). The subject property is developed with a special purpose (religious facility) that is recognized as Antioch United Methodist Church.

PURPOSE OF APPRAISAL

The purpose of the appraisal is to estimate the opinion of fair market value, as improved, of the fee simple interest in the subject property as of the effective date of this report.

STATEMENT OF OWNERSHIP

The following is information that could be confirmed regarding the subject's ownership. If a more detailed assessment is needed, it is recommended that appropriate title work be completed.

Parcel #015-01-02-091 Per Assessor's records, the property is owned by Antioch Methodist Church. The referenced deed is from 08/05/1904; and is found in Deed Book 10, Page 27. This is an older deed due to the long history of ownership. Information regarding grantor and the consideration could not be confirmed.

Parcel #015-01-01-079 last transferred on 05/19/1981 from Canal Industries, Inc to Trustees of Antioch United Methodist Church. The consideration was \$5.00 and by way of gift. This is recorded in Deed Book 181, Page 202. The referenced plat is Plat Book 36, Page 77.