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Aynor United Methodist Church General Warranty Deed

Aynor United Methodist Church

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release unto the said **AYNOR METHODIST CHURCH, INC.**, the real property, located in Horry County, South Carolina, and described on Exhibit "A" attached hereto, to wit:

SEE ATTACHED EXHIBIT "A"

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 **AYNOR METHODIST CHURCH, INC., its successors and assigns**, forever.

AND the said **Grantor herein does hereby bind itself and its successors and assigns**, to warrant and forever defend all and singular the said premises unto the said **AYNOR METHODIST CHURCH, INC.**, against the Grantors and its successors and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

SEE NEXT PAGE FOR EXECUTION.

THE BALANCE OF THIS PAGE IS INTENTIONALLY LEFT BLANK.

IN WITNESS WHEREOF, the Grantor has caused these presents to be executed on _____, 2023.

Witnesses:

Witness Signs

Notary Signs

**Aynor United Methodist Church
a/k/a Aynor United Methodist Church
Of Horry County
f/k/a Methodist Church At Aynor
f/k/a Aynor Methodist Church**

By _____
Allison Best, as Trustee

By _____
Michael Dorman, as Trustee

By _____
Mark Dawsey, as Trustee

By _____
Blake Hendrick, as Trustee

By _____
Katy Hucks, as Trustee

By _____
Jamie Johnson, as Trustee

By _____
Matthew Johnson, as Trustee

By _____
Stevie Johnson, as Trustee

By _____
Bucky Jordan, as Trustee

By _____
Trey Shelley, as Trustee

The witnesses are not a party to nor a beneficiary of the within transaction.

STATE OF SOUTH CAROLINA)
)
COUNTY OF HORRY)

ACKNOWLEDGEMENT

I, the undersigned, a Notary Public, do hereby certify that the within named **ALLISON BEST, MICHAEL DORMAN, MARK DAWSEY, BLAKE HENDRICK, KATY HUCKS, JAMIE JOHNSON, MATTHEW JOHNSON, STEVIE JOHNSON, BUCKY JORDAN AND TREY SHELLEY**, as Trustees of **AYNOR UNITED METHODIST CHURCH, A/K/A AYNOR UNITED METHODIST CHURCH OF HORRY COUNTY, F/K/A METHODIST CHURCH AT AYNOR AND F/K/A AYNOR METHODIST CHURCH**, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

WITNESS my hand and seal this _____, 2023.

_____(L.S.)
Notary Public for State of South Carolina

Print Name of Notary on above line

My Commission Expires: _____

STATE OF SOUTH CAROLINA)
)
COUNTY OF HORRY)

AFFIDAVIT

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 as follows, to wit: See hereinbelow for and was transferred by **AYNOR UNITED METHODIST CHURCH, A/K/A AYNOR UNITED METHODIST CHURCH OF HORRY COUNTY, F/K/A METHODIST CHURCH AT AYNOR By Its Trustees To AYNOR METHODIST CHURCH, INC.** on _____, 2023.

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) exempt from the deed recording fee because consideration is less than \$100.00. (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 ___ 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. 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: \$
- (b) Place the amount listed in item 5 above here: \$ 0.00
(If no amount is listed, place zero here.)
- (c) Subtract line 6(b) from Line 6(a) and place result here: \$

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: **Grantee.**

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.

Aynor Methodist Church, Inc.

SWORN to before me this _____, 2023

By _____

_____(L.S.)

As its _____

Notary Public for SC

Print name of Notary above
My Commission Expires _____

Parcel No. 1:

**Lot 1, Block 35 – Pin #235.02.01.0006 – TMS#066.07.01.005 Lots 2 and 3 Block 35 – Pin#235.02.01.0007
TMS#066.07.01.006**

Parcel No. 2:

Lots Four (4) and Five (5), Block Thirty-Five (35) Pin#235.02.01.0008 TMS#066.07.01.007

Parcel No. 3:

Lots Six (6) and Seven (7), and Eight (8) Block 35

Pin#235.02.01.0009 – TMS#066.07.01.008

Parcel No. 4:

Lots Nine (9) and Ten (10) Block 35 Pin#235.02.04.0007 TMS#066.07.01.004

Parcel No. 5:

Lots 11 and 12 in Block 35 Pin#235.02.04.0006 TMS#066.07.01.033

Parcel No. 6:

**Lots Thirteen (13), Fourteen (14), Fifteen (15) And Sixteen (16) Of Block Thirty-Five (35) Pin#235.02.04.0005
TMS#066.07.01.010**

Parcel No. 7:

Tract B, containing 0.31 acre, more or less, Pin#235.02.04.0054 – TMS#0660701056

EXHIBIT "A" SEVEN PARCELS

PARCEL NO. 1:

All and singular those certain parcels of land situated in Horry County, South Carolina, in Galivants Ferry Township, in the Town of Aynor, and designated on a map of said Town of Aynor made by A. J. Baker, Surveyor dated November 4, 1912, as **Lots No 1, No. 2 and No. 3 in Block 35,** together with all improvements, if any.

This being the identical property conveyed by Charles B. Huggins to Aynor United Methodist Church and its Trustees Lonnie Martin, Julius Goodson, Doris Koon, Juanita Floyd, Morris Graham and Marion Gore by deed dated December 23, 1986, and recorded December 23, 1986, in the Office of the ROD for Horry County in Deed Book 1103 at Page 324.

Lot 1, Block 35 – Pin #235.02.01.0006 – TMS#066.07.01.005

Lots 2 and 3 Block 35 – Pin#235.02.01.0007 TMS#066.07.01.006

PARCEL NO. 2:

ALL AND SINGULAR, all those certain pieces, parcels or lots of land, together with any and all improvements situate thereon, situate, lying and being in the Town of Aynor, Horry County, South Carolina, being shown and designated as **Lots Four (4) and Five (5), Block Thirty-Five (35)** as shown on plat prepared by A. J. Baker dated November 4, 1912, reference to which is craved as forming a part and parcel hereof.

This property is bounded on the North by Maple Street; on the East by Lot 6 of Block 35; on the West by Lot 3 of Block 35; and on the South by other lots of Block 35.

This being the identical property conveyed by Jeanette Bryant to Stevie Johnson, Tommy Andrew, Allison Best, Ken Chandler, Stan Dawsey, Matt Johnson, Wendy Parker, Jeffrey Singleton and Larry Vaught, as Trustees of Aynor United Methodist Church.

Pin#235.02.01.0008 TMS#066.07.01.007

See Exhibit "A" Continued

EXHIBIT "A" CONTINUED

PARCEL NO. 3:

Tract No. 1:

All and singular, all those certain pieces, parcels or lots of land, together with any and all improvements thereon, situate, lying and being in the Town of Aynor, Galivants Ferry Township, Horry County, South Carolina, and being shown and designated as **Lots Six (6) and Seven (7), Block 35**, on a map of Lots 6, 7 and 8, prepared by Jack F. Davis, R.L.S., for Harvey C. Barnhill and Mary E. Barnhill, and dated July 15, 1998, a copy of which is recorded in **Deed Book 2057 at Page 1036** in the office of the Horry County Register of Deeds, reference to which is craved as forming a part hereof and for a more complete and accurate description.

Tract No. 2:

All and singular, all that certain piece, parcel or lot of land, together with any and all improvements thereon, situate, lying and being in the Town of Aynor, Galivants Ferry Township, Horry County, South Carolina, and being shown and designated as **Lot Eight (8), Block 35**, on a map of Lots 6, 7 and 8 prepared by Jack F. Davis, R.L.S., for Harvey C. Barnhill and Mary E. Barnhill, and dated July 15, 1998, a copy of which is recorded in **Deed Book 2057 at Page 1032** in the office of the Horry County Register of Deeds, reference to which is craved as forming a part hereof and for a more complete and accurate description.

Tract No. 1 and Tract No. 2 being the identical property conveyed by Harvey C. Barnhill and Mary E. Barnhill to Aynor United Methodist Church by deed dated July 15, 2004, and recorded July 16, 2004, in the Office of the ROD for Horry County in Deed Book 2762 at Page 80.

Pin#235.02.01.0009 – TMS#066.07.01.008

PARCEL NO. 4:

All and Singular, all those two (2) certain lots of land in the Town of Aynor, State and County aforesaid, as shown on a Map of Survey by A. J. Baker, dated November 4, 1912, of the Town of Aynor, and being designated on said Map of Survey as **Lot Nine (9) and Lot Ten (10) of Block Number Thirty-five (35)**.

This being the identical property conveyed by Suzanne L. Corley and William R. Lewis to Aynor Methodist Church by Deed recorded in the Office of the ROD for Horry County in Deed Book 283 at Page 36. (Sanctuary Location on these lots and Lots 11 and 12 Block 35.)

Pin #235.02.04.0007- TMS#066.07.01.004

See Exhibit "A" Continued

Exhibit "A" Continued

PARCEL NO. 5:

All and singular, all those lots or parcels of land situate, lying and being in Galivants Ferry Township, in the Town of Aynor, County and State aforesaid, designated as **Lots 11 and 12 in Block 35**, as shown upon a map of the Town of Aynor made by A. J. Baker, Surveyor, dated November 4, 1912. (This plat is recorded in **Plat Book 38 at Page 167**, Horry County Records.) These lots are also shown upon a map of the Town of Aynor by A. J. Baker, Engineer, dated May 1936, and recorded in the Office of the ROD for Horry County in **Plat Book 5-A at Page 70**.

These lots are situated on the North side of Elm Street, between 10th and 11th Avenue, and are 50 feet by 104 feet, having a combined frontage of 100 feet on Elm Street.

This being the identical property conveyed by E. H. Carmichael, Sr. to the Board of Trustees of the Aynor United Methodist Church of Horry County, South Carolina, Morris Graham, Doris Koon, Juanita Floyd, Marion Gore, Lonnie Martin and Luther Altman by deed dated June 20, 1988, and recorded June 21, 1988, in Deed Book 127 at Page 198.

Pin#235.02.04.0006 TMS#066.07.01.033

PARCEL NO. 6:

ALL AND SINGULAR, those certain piece, parcels or lots of land situate, lying and being in the Town of Aynor, Galivants Ferry Township, Horry County, South Carolina, and being **LOTS THIRTEEN (13), FOURTEEN (14), FIFTEEN (15) and SIXTEEN (16) of BLOCK THIRTY-FIVE (35)** of the AYNOR TOWN LOTS as shown on a map prepared by A. J. Baker dated November 4, 1912, reference to which is craved as forming a part hereof and for a more complete and accurate description. Together with any buildings and improvements thereon.

This being the identical property conveyed by Ann C. Richardson, a/k/a Miriam Ann C. Richardson to Aynor United Methodist Church by deed dated April 23, 1998, and recorded April 23, 1998, in the Office of the ROD for Horry County in Deed Book 2029 at Page 1497.

Pin#235.02.04.0005 TMS#066.07.01.010

See Exhibit "A" Continued

Exhibit "A" Continued

PARCEL NO. 7:

ALL AND SINGULAR all that certain parcel or lot of land lying and being in the Town of Aynor, Horry County, South Carolina, being shown and designated as **Tract "B" containing 0.31 acre, more or less**, as shown on plat prepared by John Black & Associates, LLC for Aynor United Methodist Church dated June 1, 2012, which plat is recorded in the Office of the Register of Deeds for Horry County in **Plat Book 258 at Page 128**, reference to which is craved as forming a part and parcel hereof.

This being a portion of the property conveyed by Burroughs & Collins Company to J. W. Dawsey, J. M. Kirton, Alexander P. Johnson, George Huggins, E. C. Altman, J. M. Floyd, J. E. Lewis, F. A. James and J. E. Cooper Trustees of the Methodist Church at Aynor by deed Dated March 13, 1913, and recorded March 15, 1913, in the Office of the ROD for Horry County in Deed Book V.V.V. at Page 130; and further by Quit-Claim Deed from Burroughs & Chapin Company, Inc. to Aynor United Methodist Church by deed dated July 26, 2002, and recorded July 31, 2002, in the Office of the ROD for Horry County in Deed Book 2504 at Page 1102. This Tract "B" is a portion of the original Lots 14, 15 and 16 Block 34 in the Town of Aynor which were surveyed and split into two (2) parcels.

Pin#235.02.04.0054 – TMS#066.07.01.056