Pine Grove McColl Property Records

Pine Grove United Methodist Church, McColl
STATE OF SOUTH CAROLINA

COUNTY OF MARLBORO

KNOW ALL MEN BY THESE PRESENTS, that Betty C. Lee, (hereinafter called "Grantee"), in State aforesaid for and in consideration of the sum of Five Dollars and 00/100 ($5.00) and by way of gift to the Grantor in hand paid at and before the sealing of these presents, by Pine Grove Methodist Church of McColl, Inc., in trust for its use and benefit and for the use and benefit of The United Methodist Church (hereinafter called Grantee) in the State aforesaid, the receipt of which is hereby acknowledged, SUBJECT TO the matters set forth below, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Pine Grove Methodist Church of McColl, Inc., in trust for its use and benefit and for the use and benefit of The United Methodist Church, and the Grantee's successors and assigns forever, the following described property:

All that certain piece, parcel and lot of land situate and lying near the Town of McColl in the state and county aforesaid on the south east side of Academy Road and being bounded generally as follows: on the north by the right-of-way of Academy Road and by lands of the Grantors, on the east by lands of the Grantors, on the south by lands of the grantors and by the centerline of Beaverdam Creek, on the west by the centerline of Beaverdam Creek and the right-of-way of Academy Road. All of this will more particularly appear as 0.34 +/- acres on that certain plat for Mattie Frank Carraway and Betty C. Lee by David A. Nesbitt RLS # 7623, dated May 5, 2021 and recorded in plat book 758 page 272 in the office of the Clerk of Court of Marlboro County. The said plat with its metes and bounds and courses and distances is incorporated herein and made a part of this description by reference thereto.

This is a portion of the property conveyed to Mattie Frank Carraway and Betty C. Lee as Joint Tenants with Right of Survivorship herein in deed book 727 at page 113 as found in the office of the Clerk of Court of Marlboro County. The said Mattie Frank Carraway having died July 31, 2021 in Asheboro, North Carolina.

Portion of tax map number 023-01-02-002

in trust, that said premises shall be kept, maintained, and disposed of for the benefit of The United Methodist Church and subject to the usages and the Discipline of The United Methodist Church. This provision is solely for the benefit of the grantee, and the grantor reserves no right or interest in said premises.
Grantee’s Address: 1039 Pine Grove Church Rd
Mccoll, SC 29570

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining;

TO HAVE AND TO HOLD all and singular the said premises before mentioned unto the Grantee, and the Grantee’s successors and assigns forever, subject nevertheless to covenants, conditions and easements hereinbefore set forth.

AND the Grantor does hereby bind the Grantor and the Grantor’s heirs and executors and administrators to warrant and forever defend, all and singular, the said premises unto the Grantee and the Grantee’s successors and assigns forever, and against the Grantor and Grantor’s heirs, and all persons whomsoever lawfully claiming, or to claim the same or any part thereof.

WITNESS the Grantor’s hand and seal this 23rd day of September 2021, and in the Two Hundred Forty Sixth year of the Sovereignty and Independence of the United States of America.

SIGNED, SEALED AND DELIVERED in the presence of:

[Signature]
Witness 1

[Signature]
Witness 2
Witness 2 (notary)

STATE OF SOUTH CAROLINA

COUNTY OF MARLBORO

I, Janie T. Brock, Notary Public for South Carolina, do hereby certify that Betty C. Lee, known to me or presented sufficient identification, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this 23rd day of September 2021.

[Signature]
Notary Public for South Carolina
This deed was prepared by:

McLeod & Ruffner
222 Market Street
P.O. Drawer 1449
Cheraw, SC 29520

| Betty C. Lee | Grantor, | I hereby certify that the within Deed has been this
| TO | | _________ day of ____________, 2021, recorded in Deed Book __________ at Page
| | | ____________ at ___________ o’clock
| | | M.

| Pine Grove United Methodist Church of McColl, Inc., in trust for its use and benefit and for the use and benefit of The United Methodist Church | Grantee. | I hereby certify that the within Deed has been this
| | | _________ day of ____________, 2021, transferred on Auditor’s Book __________ at Page
| | | ____________.

REGISTER OF DEEDS, MARLBORO COUNTY

AUDITOR, MARLBORO COUNTY
STATE OF SOUTH CAROLINA
COUNTY OF CHESTERFIELD

AFFIDAVIT FOR TAXABLE OR EXEMPT TRANSFERS

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 located in Marlboro County, bearing Marlboro County Tax Map 023-01-02-002 was transferred from Betty C. Lee to Pine Grove United Methodist Church of McColl, Inc., in trust for its use and benefit and for the use and benefit of The United Methodist Church on 02-23-2021.

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) X exempt from the deed recording fee because (see information section of affidavit): Gift Deed.

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 X ______ 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: $ ______
       (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: $5.55.

8. As required by Code Section 12-24-70, I state that I am a responsible person who was connected with the transaction as: Attorney.

9. 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.

SWORN to before me this day of 27th day of December, 2021
__________________________
Notary Public for South Carolina
My Commission Expires: 1-29-31

Andrew F. McLeod
KNOW ALL MEN BY THESE PRESENTS, that Adamsville Fishing Club in the State aforesaid for and in consideration of the sum of FIVE AND NO/100THS ($5.00) DOLLARS and by way of gift, to it in hand paid at and before the sealing of these presents by PINE GROVE UNITED METHODIST CHURCH OF MCCOLL, INC., IN TRUST FOR ITS USE AND BENEFIT AND FOR THE USE AND BENEFIT OF THE UNITED METHODIST CHURCH, in the State aforesaid, the receipt of which is hereby acknowledged, SUBJECT TO the matters set forth below, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said PINE GROVE UNITED METHODIST CHURCH OF MCCOLL, INC., IN TRUST FOR ITS USE AND BENEFIT AND FOR THE USE AND BENEFIT OF THE UNITED METHODIST CHURCH, its successors and assigns forever, the following described property:

All those certain pieces, parcels and tracts of land near McColl South Carolina in the state and county aforesaid being shown and delineated as tracts 3 and 5 on that certain plat entitled Estate Lands of Jessie A. Fletcher near McColl South Carolina dated October 2, 1943 by J.M. Jackson Jr., and W.H. Thrower, Engineers the same being recorded at Plat Book 9 Page 115 in the office of the Clerk of Court for Marlboro County with the said plat, its metes and bounds, courses and distances, incorporated herein by reference thereto. This description is meant to include and shall include all of the real property owned by Adamsville Fishing Club.

This is the identical property conveyed to grantor herein by Deed of Porter Fletcher, et al as executors-trustees under the Last Will of J.A. Fletcher, deceased dated 5-16-44 and recorded 7-9-44 in Deed Book 54 at page 1944 in the Office of the Clerk of Court of Marlboro County.

All of Grantor's property at this location:
Tax Map #: 023-01-010

In trust, that said premises shall be kept, maintained, and disposed of for the benefit of The United Methodist Church and subject to the usages and the Discipline of The United Methodist Church. This provision is solely for the benefit of the grantee, and the grantor reserves no right or interest in said premises.

This transfer is subject to terms and agreements between Adamsville Fishing Club and Pine Grove Methodist Church, Inc. of even date herewith.

Grantee’s Address: 1039 Pine Grove Church Road
McColl, SC 29570
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 PINE GROVE UNITED METHODIST CHURCH OF MCCOLL, INC., IN TRUST FOR ITS USE AND BENEFIT AND FOR THE USE AND BENEFIT OF THE UNITED METHODIST CHURCH, its successors and assigns forever.

AND the said ADAMSVILLE FISHING CLUB does hereby bind itself and its successors, to warrant and forever defend, all and singular, the said premises unto the said PINE GROVE METHODIST CHURCH OF MCCOLL, INC., IN TRUST FOR ITS USE AND BENEFIT AND OF THE UNITED METHODIST CHURCH its successors and assigns forever, only against itself and its successors and assigns lawfully claiming or to claim the same, or any part thereof, by, through or under them.

IN WITNESS WHEREOF ADAMSVILLE FISHING CLUB has caused these presents to be executed in its name by BETTY C. LEE, its President, and by ROY STILWELL, its Secretary/Treasurer and its corporate seal to be hereto affixed this 26th day of September in the year of our Lord, Two Thousand Twenty-One, and in the Two Hundredth and Forty-Sixth year of the Sovereignty and Independence of the United States of America.

SIGN, SEALED AND DELIVERED IN THE PRESENCE OF:

ADAMSVILLE FISHING CLUB

By: BETTY C. LEE
its: President

By: ROY STILLWELL
its: Secretary/Treasurer
STATE OF SOUTH CAROLINA   }  
COUNTY OF Chesterfield  )

ACKNOWLEDGMENT

I, Jonie T. Brock, Notary Public for South Carolina, do hereby certify that ADAMSVILLE FISHING CLUB BY BETTY C. LEE, ITS PRESIDENT AND ROY STILLWELL, ITS SECRETARY/TREASURER, known to me or presented sufficient identification, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this 24th day of September, 2021.

Jonie T. Brock
Notary Public for South Carolina
This deed was prepared by:

McLeod & Ruffner
ATTORNEYS AT LAW
PO DRAWER 1449, 222 MARKET ST.
CHERAW, SC 29520

| ADAMSVILLE FISHING CLUB, | TO | PINE GROVE UNITED METHODIST CHURCH OF MCCOLL, INC., IN TRUST FOR ITS USE AND BENEFIT AND FOR THE USE AND BENEFIT OF THE UNITED METHODIST CHURCH, |
| Grantor, | | Grantee. |

| I hereby certify that the within Deed has been this _______ day of ____________, 2021, recorded in Deed Book __________ at Page _______ at ____ o'clock _____ M. |
| | | CLERK OF COURT, MARLBORO COUNTY |

| I hereby certify that the within Deed has been this _______ day of ____________, 2021, transferred on Auditor's Book __________ at Page _______ |
| | | AUDITOR, MARLBORO COUNTY |
STATE OF SOUTH CAROLINA }
COUNTY OF MARLBORO)

AFFIDAVIT FOR TAXABLE OR EXEMPT TRANSFERS

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 located at McNair's Mill Pond tract, bearing Marlboro County Tax Map Number 023-01-01-010, was transferred by Adamsville Fishing Club to Pine Grove United Methodist Church of McColl, Inc., in trust for its use and benefit and for the use and benefit of The United Methodist Church on 09-24-2019:

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 distribution to a trust or as a beneficiary.
   (c) X ______ exempt from the deed recording fee because (see information section of affidavit): Gift Deed
      (If exempt, please skip items 4 – 7 and go to item 8 of this affidavit.)

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: ____________________
      (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: $ ____________________.

8. As required by Code Section 12-24-70, I state that I am a responsible person who was connected with the transaction as: ____________________

9. I understand that a person required to furnish this affidavit who willfully furnish 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.

   SWORN to before me this 29th day of January, 2021.

   Notary Public for South Carolina
   My Commission Expires: 1-29-31

   [Signature]
   (SEAL)

   ANDREW F. MCLEOD

KNOW ALL MEN BY THESE PRESENTS, That We, Mary B. Owens, David Ray Williams and C. C. Caulk, Trustees, Boykin, Antioch and Smyrna Circuit (Bennettsville Circuit) United Methodist Church, in the State aforesaid for and in consideration of the sum of TWO THOUSAND & 00/100 ($2,000.00) DOLLARS to us paid by W. W. Carraway, Robert H. Stillwell, Sr., Paul McGregor, Robert H. Stillwell, Jr., Robert Everett, and Jesse Adams, Jr., Trustees, Pine Grove United Methodist Church, in the State aforesaid, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, by these presents do grant, bargain, sell and release unto the said W. W. Carraway, Robert H. Stillwell, Sr., Paul McGregor, Robert H. Stillwell, Jr., Robert Everett, and Jesse Adams, Jr., Trustees, Pine Grove United Methodist Church, their successors and assigns:

All that certain lot or parcel of land lying and being situate in the County of Marlboro, State of South Carolina, and more particularly described as follows: Beginning at an iron pipe near a Hickory Tree at the corner of Pine Grove Church and running with said lot N 72° 25' E for a distance of 303.4 feet to a stake near a public road; thence N 10° 50' W for a distance of 143.5 feet to a stake; thence S 72° 25' W for a distance of 303.4 feet to a stake; thence S 10° 50' E for a distance of 143.5 feet to the point of beginning and containing one (1) acre, more or less

The description of the above property is taken from a deed executed by Jesse Adams, A. Mac Fletcher and F. N. Gibson, Trustees, Pine Grove Church, to M. W. Adams, Porter Fletcher and Theodore L. Breeden as Trustees of the Bennettsville Circuit Parsonage Methodist Episcopal Church South dated July 26, 1927 and recorded August 5, 1927 in the office of the Clerk of Court for Marlboro County in Deed Book 38 at page 245.

The grantors herein are the Trustees of the Boykin, Antioch and Smyrna United Methodist Churches currently constituting the Bennettsville Circuit of the United Methodist Church and are the successor Trustees of the Circuit formerly known and referred to as the Bennettsville Circuit Parsonage of the Methodist Episcopal Church South into which name title to the aforesaid property was conveyed by the aforesaid deed.

The grantors herein by this deed convey all rights, title and interest in and to the aforesaid property as successor Trustees free of any conditions, encumbrances or restrictions of any kind or nature.
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 W. W. Carraway, Robert H. Stillwell, Sr., Paul McGregor, Robert H. Stillwell, Jr., Robert Everett, and Jesse Adams, Jr., Trustees, Pine Grove United Methodist Church, their successors and assigns forever.

And we do hereby bind ourselves, as Trustees, our successors and assigns, to warrant and forever defend all and singular the said premises unto the said W. W. Carraway, Robert H. Stillwell, Sr., Paul McGregor, Robert H. Stillwell, Jr., Robert Everett, and Jesse Adams, Jr., Trustees, Pine Grove United Methodist Church, their successors and assigns, against us and our successors and against every person whomsoever lawfully claiming, or to claim, the same or any part thereof.

WITNESS our Hands and Seals this 10th day of March in the year of our Lord one thousand nine hundred and seventy seven and in the two hundred and first year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered in the Presence of:

Ralph L. Kelly
Annette B. Webster

Pursuant to the Book of Discipline of the United Methodist Church, we, the undersigned, hereby give our written consent to the conveyance of the aforesaid property:

Marion G. Caldwell, Pastor
Boykin, Antioch & Smyrna Churches
Bennettsville Circuit, United Methodist Church

William R. Kinnett, District Superintendent, Marion District United Methodist Church
PERSONALLY appeared before me Ralph L. Kelly
and made oath that he saw the within named Mary B. Owens, David
Ray Williams and C. C. Caulk, Trustees, Boykin, Antioch & Smyrna
Church
(Bennettsville Circuit) United Methodist, seal and as their
act and deed, deliver the within written Deed for the uses and
purposes therein mentioned, and that he, with Annette B.
Webster witnessed the execution thereof.
SWORN to before me this
10th day of March, 1977. Ralph L. Kelly

Annette B. Webster L.S.
Notary Public for S. C.
My Commission Expires: 12-21-80

RENUNCIATION OF DOWER NOT NECESSARY
GRANTORS ARE TRUSTEES
State of South Carolina

COUNTY OF MARLBORO

Mary B. Owens, et al, Trustees
Boykin, et al United Methodist
Churches

TO

W. W. Carraway, et al, Trustees
Pine Grove United Methodist
Church

TITLE TO REAL ESTATE

I hereby certify that the within Deed was filed
for record in my office at 10:24 A.M. o'clock
on the 10th day of March
1977, and was immediately entered upon the
proper indexes and duly recorded in Book
141 of Deeds, page 493

Charles B. Lashen Jr.
Clerk of Court of Common Pleas and General Ses-
sions for Marlboro County, S. C.

I hereby certify that the within Deed has been
this MAR 14 1977 day of
A. D. 19, Recorded
in Book 6 of Deeds, page 77-232

L. R. Dalton
Auditor for
Marlboro County

COLUMBIA OFFICE SUPPLY CO., COLUMBIA, S. C.