



2022008240 BK: 20994 PG: 0463 - 0466 4 PGS
DEED
Rec: \$15.00 Cnty: \$0.00 State: \$0.00
February 22, 2022 01:40:56 PM
FILED IN LEXINGTON COUNTY, SC *Tina Querry*

THE STATE OF SOUTH CAROLINA
COUNTY OF LEXINGTON/RICHLAND

TITLE TO REAL ESTATE

Approximate Survey Stations

Road/Route	I-26 (Carolina Crossroads)
Project ID No.	P027662
Tract	607

18+00 To 20+00 RT
 Road S-273 (Bush River Road) Relo.
 _____ To _____

 To

KNOW ALL MEN BY THESE PRESENTS, That I (or we) **Columbia SC I SGF, LLC, a Delaware limited liability company, One North Wacker Drive, Suite 4025, Chicago, Illinois, 60606** in consideration of the sum of **Fifteen Thousand, Eight Hundred and Forty Dollars and no/100 Dollars (\$15,840.00)** and other valuable consideration to me (or us) in hand paid at and before the sealing and delivering thereof, by the South Carolina Department of Transportation, Columbia, South Carolina, 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 South Carolina Department of Transportation, its successors and assigns, all that certain real property of the Grantor in fee simple absolute **from I-20/I-26/I-126 Corridor Improvements** on **Carolina Crossroads**, State and County aforesaid, as shown on plans prepared by the HDR Engineering and dated **October 7, 2019**, said property being herein conveyed as described more particularly in the SPECIAL PROVISIONS.

SPECIAL PROVISIONS:

The above consideration is for that certain parcel of land containing **2,100 square feet (0.048 acre)**, more or less, and all improvements thereon, if any, being a portion of the property, owned by Columbia SC I SGF, LLC, a Delaware limited liability company, as the “Area of Acquisition” on Exhibit “A”, attached hereto and made a part hereof. Property herein conveyed is along a relocated centerline as shown on plans between approximate survey stations 16+09.96 and 42+48.70 on Road S-273 (Bush River Road). This being a portion of the property acquired from Elman Columbia Associates, LLC, a Delaware Limited Liability Company, by quit claim deed dated April 3, 2019 and recorded April 9, 2019 in Deed Book 20715, Page 123; also, from Elman Columbia Associates, LLC, a Delaware limited liability company by warranty deed dated April 1, 2019 and recorded April 9, 2019 in Deed Book 20715, Page 118 in the ROD Office for Lexington County as shown as Tax Map No. 003697-06-010.

Together with, all and singular, the rights, members, hereditaments and appurtenances thereunto belonging, or in any wise incident or appertaining.

And I (or we) do hereby bind myself (or ourselves), and my (or our) successors, to warrant and forever defend all and singular said premises unto said South Carolina Department of Transportation, its successors and assigns, against myself (or ourselves) and our successors in interest and anyone claiming under us and against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

GRANTEE'S ADDRESS (Return Address): SCDOT, Director, Rights of Way, P. O. Box 191, Columbia, SC 29202-0191

Date Checked _____ By _____
Project ID No. **P027662** Tract **607**

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TO HAVE AND TO HOLD in fee simple, absolute and singular the said property and the rights hereinbefore granted, unto the said South Carolina Department of Transportation, its successors and assigns forever, subject, however, to all existing easements, covenants, conditions, and restrictions of record.

IN WITNESS WHEREOF, I (or we) have hereunto set my (or our) hand(s) and seal(s) this 14 day of November, in the year of our Lord, Two Thousand and Twenty-One.

Signed, sealed and delivered in the presence of:

Columbia SC I SGF, LLC, a Delaware limited liability company

[Signature]
1st Witness

By: [Signature]
Grantor (L.S.)

Printed Name: JULIA JACOBSEN

Its: Authorized Signatory

[Signature]
2nd Witness

NOTE: All right of way agreements must be in writing and are subject to rejection by the South Carolina Department of Transportation.

DISTRICT)
THE STATE OF COLUMBIA)
COUNTY OF)

ACKNOWLEDGEMENT

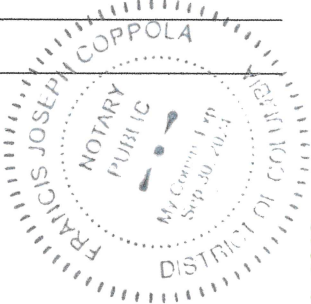
The foregoing instrument was acknowledged before me this 16th of NOVEMBER, 2021 by JULIA JACOBSEN, AUTHORIZED SIGNATORY of Columbia SC I SGF, LLC, a Delaware limited liability company, on behalf of the company.

[Signature]
Signature of Notary Public
FRANCIS JOSEPH COPPOLA

Printed Name of Notary Public
COLUMBIA

DISTRICT
NOTARY PUBLIC FOR THE STATE OF SC

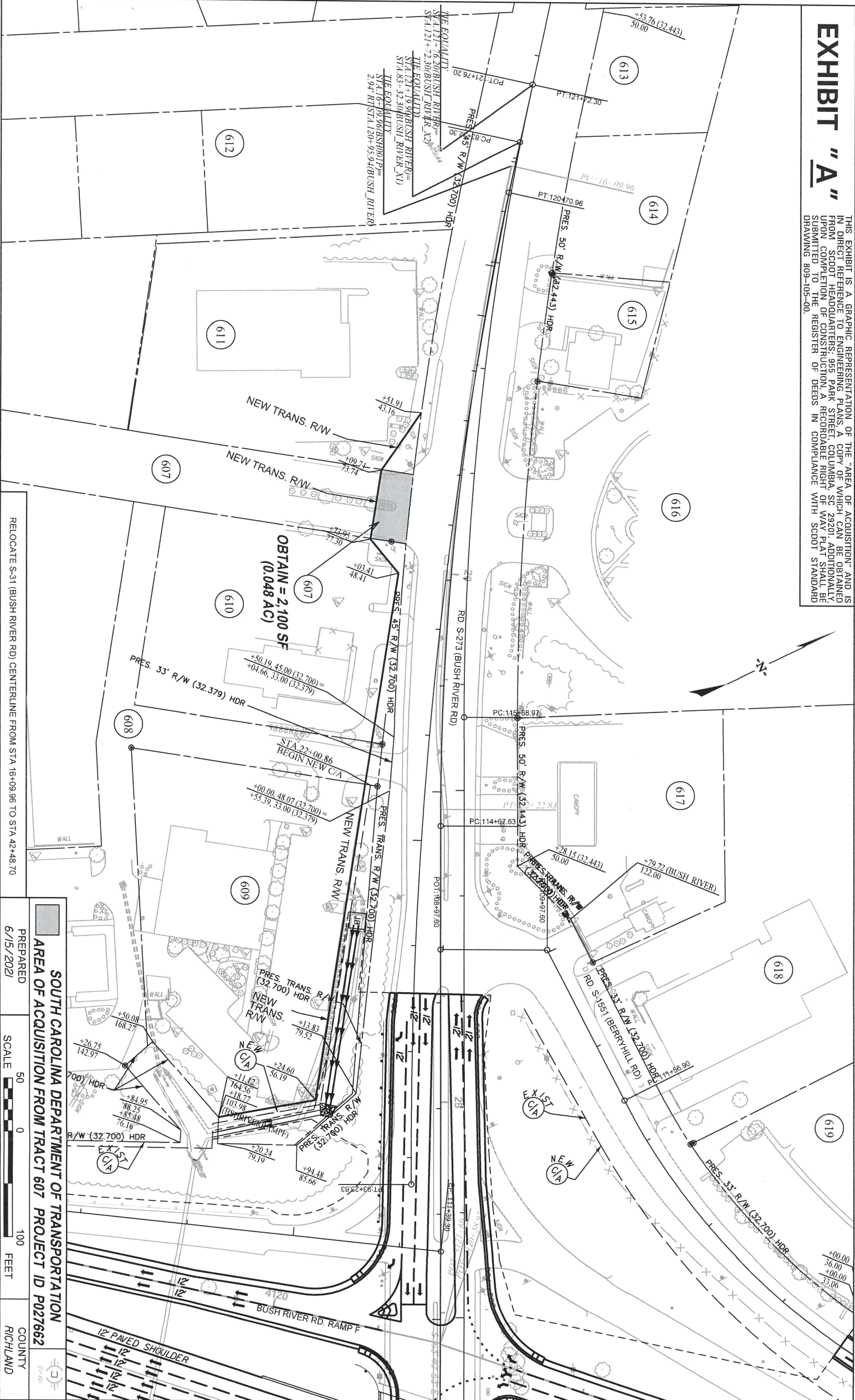
My Commission Expires: SEPT 30, 2024
(Affix seal if outside SC)



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EXHIBIT "A"

THIS EXHIBIT IS A GRAPHIC REPRESENTATION OF THE "AREA OF ACQUISITION" AND IS IN DIRECT REFERENCE TO ENGINEERING PLANS A COPY OF WHICH CAN BE OBTAINED FROM SCDOT HEADQUARTERS, 955 PARK STREET, COLUMBIA, SC 29201. ADDITIONALLY UPON COMPLETION OF CONSTRUCTION, A RECORDABLE RIGHT OF WAY PLAT SHALL BE SUBMITTED TO THE REGISTER OF DEEDS IN COMPLIANCE WITH SCDOT STANDARD DRAWING 809-105-00.



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RELOCATE S-31 (BUSH RIVER RD) CENTERLINE FROM STA 16+09.96 TO STA 42+48.70

PREPARED 6/15/2021

SCALE 50 0 100 FEET

COUNTY RICHLAND

SOUTH CAROLINA DEPARTMENT OF TRANSPORTATION

AREA OF ACQUISITION FROM TRACT 607 PROJECT ID P027662

