



Road/Route **I-26 (Carolina Crossroads)**
Project ID No. **P027662**
Tract **211**

KNOW ALL MEN BY THESE PRESENTS, That I (or we) **Word of God Church and Ministries, a South Carolina Corporation, 119 Diamond Lane, Columbia, South Carolina 29210** in consideration of the sum of **Twenty Five Thousand and no/100 Dollars (\$25,000.00)** 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 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 HDR Engineering and dated **October 7, 2019**, said property being herein conveyed as described more particularly in the SPECIAL PROVISIONS.

The above consideration is for the entire property, being **12,632.40 square feet (0.29 acre)** of land, more or less, and all improvements thereon, owned by Word of God Church and Ministries, a South Carolina Corporation. The property herein being conveyed is further described as being all that certain piece, parcel or lot of land, with improvements thereon, if any, situate, lying and being near the City of Columbia, in the County of Richland, and the State of South Carolina, being shown and designated as Lot One (1), of Block “C”, on a plat of “Emerald Valley”, prepared by McMillan Engineering Company, dated December 20, 1966, and latest revision dated November 10, 1967, recorded in the Office of the ROD for Richland County in Plat Book X, at pages 1100 and 1100-A. This being the same property acquired from Peggy C. Tapp by deed dated October 31, 2013 and recorded November 11, 2013 in Deed Book 1911, Page 946 in the records of the ROD Office for Richland County and shown as Tax Map Nos. ~~R06014-06-02~~ **R07407-05-10**

And I (or we) do hereby bind myself (or ourselves), my (or our) heirs, executor and administrators, 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 my (or our) heirs and against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

Date Checked _____ **By** _____

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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.

IN WITNESS WHEREOF, I (or we) have hereunto set my (or our) hand(s) and seal(s) this 28th day of January, in the year of our Lord, Two Thousand and Twenty-One.

Signed, sealed and delivered in the presence of:

[Signature]
1st Witness

Word of God Church and Ministries, a South Carolina Corporation
[Signature]
By: Grantor (L.S.)

[Signature]
2nd Witness

Its: David L Demary
Finnence Clemon

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

THE STATE OF SOUTH CAROLINA)
COUNTY OF Richland)

ACKNOWLEDGEMENT

The foregoing instrument was acknowledged before me this 28th January 2021 by David L Demary of Word of God Church and Ministries, a South Carolina Corporation, on behalf of the corporation.

[Signature]
Signature of Notary Public
Susan Williams
Printed Name of Notary Public

NOTARY PUBLIC FOR THE STATE OF SOUTH CAROLINA
My Commission Expires: June 16, 2026
(Affix seal if outside SC)

Checked _____ By _____
Recorded _____ By _____ Tract 211
Project P027662 File _____

Affidavit

1. I have read the information on this affidavit and I understand such information.

2. The property being transferred is located at Diamond Lane, Columbia, bearing the entire County Tax Map Number R06014-06-02, was transferred by Word of God Church and Ministries, a South Carolina Corporation to The South Carolina Department of Transportation on January 28, 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) ☒ _____ exempt from the deed recording fee because (see information section of affidavit):
Item 2 transferring realty to the fed gov't or to a state, its agencies or depts (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: right of way agent for the South Carolina Department of Transportation.

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 18th
day of February 2021
Notary Public for South Carolina
My Commission Expires: 8/25/2020

Responsible Person Connected with the Transaction
John E. Terry
Print or Type Name Here