



Recording Date: 08/22/2013

Instrument: 66

Book: 8978 Page: 51-55

FILED-RECORDED  
RMC / ROD

2013 Aug 22 AM 11:28:07

DORCHESTER COUNTY  
SC Deed Rec Fee: .00  
Dor Co Deed Rec Fee: .00  
Filing Fee: 10.00  
Exemption #: 1  
MARGARET L. BAILEY  
Register of Deeds



THIS PAGE IS HEREBY ATTACHED AND MADE PART OF  
THE PERMANENT RECORD OF THIS DOCUMENT. IT IS  
NOT TO BE DETACHED OR REMOVED AND MUST BE  
CITED AS THE FIRST PAGE OF THE RECORDED  
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RECORDING PURPOSES AND IS NOT TO BE USED FOR  
ANY OTHER PURPOSE.

REGISTER OF DEEDS  
DORCHESTER COUNTY SOUTH CAROLINA  
MARGARET L. BAILEY, REGISTER  
POST OFFICE BOX 38  
ST. GEORGE, SC 29477  
843-563-0181 or 843-832-0181

STATE OF SOUTH CAROLINA )  
COUNTY OF DORCHESTER )

FILED/RECORDED  
August 22, 2013  
DORCHESTER COUNTY  
REGISTER OF DEEDS

## TITLE TO REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, that I, **MICHELLE R. LAPRADE N/K/A MICHELLE LAPRADE MENNETTI** (hereinafter whether singular or plural the "Grantor") in the State aforesaid, for and in consideration of the sum of **FIVE DOLLARS AND 00/100 (\$5.00) DOLLARS**, and subject to the restrictions, exceptions and limitations, if any, as hereinafter set forth, to the Grantor paid by **MICHELLE LAPRADE MENNETTI and CHRIS MENNETTI**, (hereinafter whether singular or plural the "Grantee") have granted, bargained, sold and released, and, by these presents, do grant, bargain, sell and release unto the said **MICHELLE LAPRADE MENNETTI and CHRIS MENNETTI**, as Joint Tenants with Rights of Survivorship and NOT as Tenants in Common, their Heirs and Assigns, forever, in fee simple, the following described real property, to-wit:

ALL that lot, or piece or parcel of land, including any and all improvements thereon, situate, lying and being in the Town of Summerville, in the County of Dorchester, in the State of South Carolina; measuring and containing Three-Tenths (.30) Acres, more or less; described as follows: Beginning at an iron pipe on the Northwest edge of Palmetto Street, and running along the northeast boundary of land now, or formerly belonging to Euris S. Glenn and Myrtle S. Glenn, North 57 degrees 00 feet W 179.79 feet; thence along the Southeast boundary of land now or formerly belonging to Ruth Ayers, North 32 degrees 40 feet East, 76.21 feet; thence along the Southwest boundary of lands now or formerly belonging to Euris S. Glenn and Myrtle S. Glenn, South 57 degrees 00 feet East, 180.25 feet; then along Palmetto Street to an iron pipe. The property above described is a portion of the square or block numbered Ninety-Seven (97) on a map of New Summerville by C.E. Detmold, dated November 1st, 1833, of record in the RMC Office for Charleston County, in Book F10 at Page 404, and has such shape, form, marks, courses, distances, buttings, boundings and content as are described above and are delineated on a plat.

BEING the same property conveyed to Michelle R. Laprade by Deed of Federal Home Loan Mortgage Corporation dated September 24, 2009 and recorded in the ROD Office for Dorchester County in Book 7257, at Page 339.

SUBJECT to any and all restrictions, covenants, conditions, easements, rights of way and all other matters affecting subject property of record in the Office of the RMC for Dorchester County, South Carolina.

6298

TMS Number:

130-15-04-003.000

BUTLER & COLLEGE, LLC  
1055-D N. Main Street  
Summerville, SC 29483

*Grantee's Address:*      **506 North Palmetto Street  
Summerville, SC 29483**

*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 Grantee, **MICHELLE LAPRADE MENNETTI and CHRIS MENNETTI, as Joint Tenants**  
**with Rights of Survivorship and NOT as Tenants in Common and their Heirs and Assigns**  
forever.*

*And the Grantor does hereby bind the Grantor and the Grantor's Heirs, Executors and  
Administrators, to warrant and forever defend all and singular the said premises unto the said  
Grantees hereinabove named and the Grantee's Heirs and Assigns against the Grantor and the  
Grantor's Heirs and against every person whomsoever lawfully claiming, or to claim, the same or  
any part thereof.*

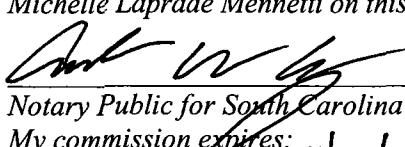
WITNESS my hand and seal this 15th day of August in the year of our Lord Two Thousand Thirteen (2013) and in the Two Hundred Thirty-Eighth (238th) year of the Sovereignty and Independence of the United States of America.

SIGNED, SEALED AND DELIVERED  
IN THE PRESENCE OF:

  
Witness #1  
  
Witness #2

Michelle R. LaPrade N/Ka  
Michelle LaPrade Mennetti  
MICHELLE R. LAPRADE N/KA  
MICHELLE LAPRADE MENNETTI

**NAMES MUST BE SIGNED EXACTLY AS THEY ARE TYPED**

STATE OF SOUTH CAROLINA	)	ACKNOWLEDGMENT
COUNTY OF CHARLESTON	)	
THE FOREGOING instrument was acknowledged by <b>ANDREW W. COLLEGE</b> by <b>Michelle R. LaPrade n/k/a Michelle LaPrade Mennetti</b> on this the 15th day of August, 2013.		
 Notary Public for South Carolina My commission expires: SV13-6298AK/Mennetti		 11/19/2019

STATE OF SOUTH CAROLINA

) ) AFFIDAVIT )

COUNTY OF DORCHESTER

Date of Transfer of Title  
August 15, 2013

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 is being transferred by Michelle R. LaPrade TO Michelle LaPrade Mennetti and Chris Mennetti ON 08/15/13.
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 (Exemption n/a) (Explanation, if required: n/a If exempt, please skip items 4-6 and go to Item #7 of this affidavit. #1, Transfer to Self and Spouse)
4. Check one of the following if either item 3(a) or item 3(b) above has been checked.
  - (a)  The fee is computed on the consideration paid or to be paid in money or money's worth in the amount of \$5.00
  - (b)  The fee is computed on the fair market value of the realty, which is n/a
  - (c)  The fee is computed on the fair market value of the realty as established for property tax purposes which is n/a
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 n/a.
6. The DEED Recording Fee is computed as follows:
  - (a) \$0.00 the amount listed in Item #4 above
  - (b) 0.00 the amount listed on Item #5 above (no amount, please zero)
  - (c) \$0.00 subtract Line 6(b) from Line 6(a) and place the result here.
7. As required by Code Section 12-24-70, I state that I am a responsible person who was connected with the transaction as grantor or grantee.
8. 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.


  
 Grantor, Grantee or Legal Representative  
 Connected with this Transaction

SWORN to before me this

08/15/13

Notary Public for South Carolina

My Commission expires: 11/19/2019

