

State of South Carolina,

OK F 303PG145

County of Charleston

KNOW ALL MEN BY THESE PRESENTS, THAT

Gerald A. Kaynard, as Substitute Trustee of the Estate of James E. Edwards by order as set forth in the Court of Common Pleas, Ninth Judicial Circuit, Case No. 97-CP-10-5261

in the State aforesaid for/and in consideration of the sum of

Three Hundred Fifty Thousand Dollars & No/100

DOLLARS,

to me in hand paid at and before the sealing of these presents by

Henry M. Proveaux

in the State aforesaid, County aforesaid the receipt whereof is hereby acknowledged, have granted, bargained, sold and released,

and by these Presents to grant, bargain, sell and release unto the said

Henry M. Proveaux, his Heirs and Assigns forever

the following described property to wit:

See Schedule A attached hereto and by this reference made a part hereof.

SUBJECT TO covenants, restrictions, easements of record and taxes for the current year.

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 **Henry M. Proveaux**

his Heirs and Assigns forever.

AND I do hereby bind myself and my Heirs, Assigns,

Executors and Administrators, to warrant and forever defend, all and singular, the said Premises unto the said Henry M. Proveaux, his

Heirs and Assigns, against me and my Heirs, and all persons whomsoever as may be lawfully claiming, or to claim the same or any part thereof.

WITNESS my Hand and Seal, this 20th day of May

in the year of our Lord on thousand nine hundred and Ninety-eight and in the two hundred and Twenty-second year of the Sovereignty and Independence of the United States of America.

SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF

Maria S. James
[Signature]

Gerald A. Kaynard Trustee (L.S.)
Gerald A. Kaynard, as Substitute Trustee
of the Estate of James E. Edwards (L.S.)

The State of South Carolina,
Charleston County.

PERSONALLY appeared before me the undersigned witness and made oath that he/she saw the within named Gerald A. Kaynard, as Substitute Trustee of the Estate of James E. Edwards sign, seal, and as his act and deed, deliver the within written Deed, and that he/she with the undersigned witness witnessed the execution thereof.

SWORN to before me, this 20th

day of May AD. 1998
[Signature] (SEAL)
Notary Public of South Carolina
My Commission Expires: 2-03-2003

Maria S. James

Schedule A

All that certain piece, parcel or tract of land, situate, lying and being in the County of Charleston, State of South Carolina and being shown and designated as Tract "B", a 31.32 acre tract on that certain plat prepared by Alpha Surveying, Inc. dated December 1, 1988 and revised July 11, 1989 entitled, "PLAT OF A 33.73 ACRE TRACT, LOCATED OFF OF LADSON ROAD, CHARLESTON COUNTY, SOUTH CAROLINA, PREPARED FOR GILBERT FRANKLIN EDWARDS, JR., TRUSTEE, OWNED BY THE ESTATE OF JAMES E. EDWARDS", and recorded in the RMC Office for Charleston County on August 3, 1989 in Plat Book EW at Page 200.

This being a portion of the same property conveyed to Gilbert Franklin Edwards, Jr., Original Trustee of the Estate of James E. Edwards by deed of Gilbert Franklin Edwards, Jr. in Book Z174 at Page 69; deed of Edwin Levi Ford in Book G174 at Page 227; deed of Blanche L. Brown in Book G174 at Page 231; deed of Eunice E. Pugh in Book G174 at Page 235; deed of Clotelle Edward in Book G174 at Page 239; deed of Laura Gaillard in Book G174 at Page 243; deed of Robyn Ann Ford in Book G174 at Page 247; deed of Adelaide G. Claiborne in Book G174 at Page 251; deed of Thomas F. Ford in Book G174 at Page 255; deed of Louistine Crockett in Book G174 at Page 259; deed of Helen G. Morse in Book G174 at Page 263; deed of Eric P. Edwards in Book G174 at Page 267; deed of Gilbert Franklin Edwards, Jr. in Book G174 at Page 271; deed of Thomas S. Edwards in Book G174 at Page 275; deed of Garcia A. Ford Gaddie Guess in Book G174 at Page 279; deed of Robert Edward in Book G174 at Page 283; deed of Alma E. Shokes in Book G174 at Page 287; deed of Thelma Bournique Chan in Book G174 at Page 291; deed of Eileen Ford in Book G174 at Page 295; deed of Kevin Eric Ford in Book G174 at Page 299; Deed of Glenn M. Ford in Book G174 at Page 303; deed of Anna E. Hutchinson in Book G174 at Page 307; deed of Maurice Edwards in Book G174 at Page 311; deed of Genevieve E. Hicks in Book G174 at Page 315; deed of St. Elmo Gaillard in Book G174 at Page 319; deed of eugenia E. Boykin in Book G174 at Page 323; deed of Yvonne Courtney in Book G174 at Page 327; deed of Bernice Gaillard in Book G174 at Page 331; deed of Randolph H. Edwards in Book G174 at Page 335; deed of Elva A. Brewer in Book G174 at Page 339; deed of Pierre Gaillard, III in Book G174 at Page 344; all deeds recorded in the RMC Office for Charleston County.

TMS# 487-00-00-023

Grantee's Address:

8830 Salamander Road
N. Charleston, SC 29406

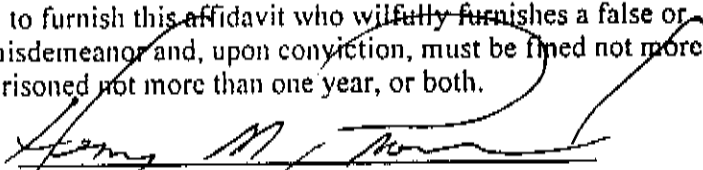
STATE OF SOUTH CAROLINA
COUNTY OF CHARLESTON

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 is being transferred By Gerald A. Kaynard, as Substitute Trustee of the Estate of James E. Edwards To Henry M. Proveaux on 5/20/98
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 distribution to a trust beneficiary.
 - (c) _____ EXEMPT from the deed recording fee because (exemption# _____) (Explanation If required) _____

(If exempt, please skip items 4-6, and go to item 7 of this Affidavit.)
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 \$ 350,000.00
 - (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, 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) 350,000.00 the amount listed in item 4 above.
 - (b) _____ the amount listed in item 5 above (no amount place zero)
 - (c) 350,000.00 Subtract Line 6(b) from Line 6(a) and place the result.
7. As required by Code Section 12-24-70, I state that I am a responsible person who was connected with the transaction as purchaser
8. I understand that a person required to furnish this affidavit who wilfully 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

Henry M. Proveaux
Print or Type Name here

Sworn to before me this 20th
day of May, 1998

Notary Public for South Carolina
My Commission Expires: 2/3/2003

Woody, Cisa & Dodds
Attorneys & Counselors At Law
8310 Rivers Avenue, Suite A
North Charleston, SC 29406

BX F 303PG150

OFFS II
NRWV

FILED

F303-145
98 MAY 21 PM 2:06

CHARLENE LYBRAND
REGISTER
CHARLESTON COUNTY SC

PID VERIFIED
ASSR MCM
DTD 5/22/98

Recording Fee 11.00
State Fee 910.00
County Fee 385.00
Postage _____
TOTAL 1306.00

A C4 IN Exp. File

Recorded this 21 day of May Year 98
On Property Record Card
James A. Mosley
Auditor Charleston County

Woody, Cisa & Dodds
Attorneys & Counselors At Law
8310 Rivers Avenue, Suite A
North Charleston, SC 29406