

12.00
1.85

13.85

"COPY"

"COPY"

STATE OF SOUTH CAROLINA)
) TITLE TO REAL ESTATE
COUNTY OF BERKELEY)

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, by an Act of the General Assembly of South Carolina, entitled, "An Act in Relation to Forfeited Lands Delinquent Lands and Collection of Taxes", approved December 24, 1887, and Acts amendatory thereof, it is provided that immediately upon the expiration of the time allowed by law for the payment of taxes in any year, the County Treasurer of each County is authorized and directed to issue in the name of the State, a warrant or execution, in duplicate, against each defaulting taxpayer in his County, signed by him in his official capacity, directed to the Sheriff of his County or his lawful Deputy, requiring and commanding him to levy the same by distress and sale of so much of the defaulting taxpayer's estate; real or personal or both, as may be sufficient to satisfy the taxes, State, School, County and Special, of each defaulter, specifying therein the aggregate amount of all of his taxes as well as the amount of each fund; and

WHEREAS, it is further provided by said Act, and Amendatory Acts, that under and by virtue of said warrant of execution, the Sheriff shall seize and take exclusive possession of so much of the defaulting taxpayer's estate, real or personal or both, as may be necessary to raise the sum of money mentioned therein and the charges thereon and after due advertisement,

sell the same before the Court House door of the County, on a regular sales day and within the usual hours for public sales for cash, giving to the purchaser (upon his complying with the terms of sale) a receipt for the purchase money, but not to make title to the purchaser until the expiration of twelve (12) months from the day of sale, if the property sold "be not redeemed as thereto provided, and annex the receipt with the duplicate warrant with the endorsement thereon of his action thereunder; and

WHEREAS, by Part 3 of Act No. 959 of the Acts of the General Assembly of South Carolina, 1960, approved June 6, 1960, the office of Delinquent Tax Collector of Berkeley County was established and all duties and powers of the Sheriff of Berkeley County relative to the collection of delinquent taxes were by said Act devolved upon the Delinquent Tax Collector of said County; and

WHEREAS, *§12-51-40, et seq., of the South Carolina Code of Laws, 1976*, was enacted by the General Assembly for the State of South Carolina effective January 1, 1986 establishing a uniform procedure for the collection of delinquent property taxes; and

WHEREAS, Carolyn M. Umphlett, the County Treasurer of Berkeley County, has issued her warrant, directed to me, by authority of said act of 1887 and Acts amendatory thereof, against **HENRY M PROVEAUX, ARCHIE V. PROVEAUX, DELPHINE P. WEEKS, LAVERNE P. PEEPLES, CAROLYN P. SNELL, CHARLES H. PROVEAUX, JOSEPH H. PROVEAUX, WILLIE MAE PROVEAUX KNIGHT AND LONNIE A.**

PROVEAUX, strictly charging and commanding me, as Delinquent Tax Collector of said County, to levy the execution by distress and sale of so much of the defaulting taxpayer's estate, real or personal, or both, as may be sufficient to satisfy the outstanding taxes, assessments, penalties, and costs herein, in the amount of **ONE HUNDRED FIFTY-ONE AND 17/100 (\$151.17) DOLLARS**, the taxes thereof, and charges in the amount of **SEVENTY-FIVE AND NO/100 (\$75.00) DOLLARS**; and current taxes of **ONE HUNDRED NINE AND 11/100 (\$109.11) DOLLARS**, and

WHEREAS, a certified notice addressed to the delinquent tax payer was received by H. Proveaux on May 19, 2001; and

WHEREAS, by virtue of said warrant or execution dated March 17, 2001, I, Virginia R. Hamilton, Delinquent Tax Collector of the County and State aforesaid, did seize and take possession of the real property hereinafter described, and on the sales day of the 5th day of November, 2001, during the usual hours of sale, after due advertisement, sell the same to **HENRY M. PROVEAUX** purchaser and the highest bidder at such sale, for the sum of **FOUR HUNDRED AND NO/100 (\$400.00) DOLLARS**, and gave a receipt for said purchase money to **HENRY M. PROVEAUX**; and

WHEREAS, twelve (12) months have elapsed since the date of said sale and the said defaulting taxpayer or other parties interested after due notice have failed to redeem said land so sold for taxes.

NOW, THEREFORE, I, VIRGINIA R. HAMILTON, Delinquent Tax Collector of Berkeley County, in consideration of

the premises and the sum of **FOUR HUNDRED AND NO/100 (\$400.00) DOLLARS**, to me paid by the said **HENRY M. PROVEAUX**, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said **HENRY M. PROVEAUX**, his heirs and assigns, the following described real property, to-wit:

All that certain piece, parcel or lot of land, situate, lying and being a portion of Lot 5, Block 17, Charleston Farms Subdivision, shown as **Berkeley County Tax Map No. 265-16-08-047**, and butting and bounding generally as shown on the tax maps as follows: On the North 60 feet by lands of Christine L. Franks (TMS#265-16-08-045); on the East 125 feet by lands of Peggy S. Corbin (TMS#265-16-08-046); on the South 60 feet by Berkeley Avenue; and on the West 120 feet by lands of Walter W. Murphy and Linda C. Murphy (TMS#265-16-08-048).

Being a portion of the lot conveyed to Henry A. Proveaux by North Charleston Holding Corporation by a deed dated February 12, 1942, and recorded in the Office of the Register of Deeds for Berkeley County, S. C., in Book A70 at page 112. Reference is also craved to the Intestate Estate of Henry A. Proveaux in Berkeley County Probate File Box 154 Package 139; and Intestate Estate of Evelyn G. Proveaux in Berkeley County Probate File 84-ES-08-183.

TMS #265-16-08-047

**Grantee's Address: 8830 Salamander Road
North Charleston, SC 29406**

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 hereby granted, with the appurtenances, unto the said **HENRY M.**

PROVEAUX, his Heirs and Assigns, according to the form, force and effect of the laws and usage of the State of South Carolina, in such cases made and provided.

Witness my Hand and Seal this 19th day of June in the year of our Lord two thousand three and in the two hundred twenty-seventh year of the Sovereignty and Independence of the United States of America.

Signed, Sealed and Delivered
In the Presence Of

Melba Scott
Amelia H. DeWitt

Virginia R. Hamilton
VIRGINIA R. HAMILTON
DELINQUENT TAX COLLECTOR
BERKELEY COUNTY
SOUTH CAROLINA