

# RICHLAND COUNTY TAX DEED

Book 2028-2458

2015037405 05/19/2015 12:50:31:640

Fee: \$0.00

County Tax: \$0.00

State Tax: \$0.00

Deed



2015037405 John T. Hopkins II

Richland County R.O.D.

**GRANTEE'S ADDRESS:**

501 NORTH TRENHOLM RD  
COLUMBIA, SC 29206

**STATE OF SOUTH CAROLINA  
COUNTY OF RICHLAND**

Tax Map Number : 24415-01-38-

TO ALL WHOM THESE PRESENTS MAY CONCERN, THAT DAVID A. ADAMS, Treasurer of Richland County, having lawfully issued an execution that required the Tax Collector of Richland County to levy, by distress and sale, so much of the herein named defaulting taxpayer's estate, real, personal or both as may be sufficient to raise and collect the sum of \$ 636.62 of which \$80.00 is cost, in order to pay the taxes due on assessments against defaulting taxpayer, SHIVER DARRELL for the year(s) commencing December 31st, 2011, tax year 2012. The Richland County Tax Collector did on June 7, 2013 mail via "Certified Mail, Return Requested – Restricted Delivery" notice of delinquent TY 2012 taxes, penalties, and costs owed in the amount of \$ 636.62 and any other prior delinquent tax year(s) amount(s) owed, if any, to:

SHIVER DARRELL  
175 PRIOLEAU RD  
HOPKINS, SC 29061

With such mail notice being faulty, and as a result KIM GOWENS, an agent of the Richland County Treasurer / Tax Collector, did on August 12, 2013, hand levy, seize and take exclusive possession of the said property on which taxes were assessed and levied, as hereinafter described.

WHEREAS, at a public sale at the Richland County Township Auditorium on the 9<sup>th</sup> day of December, 2013 during the usual hours of sale, after due advertisement, did sell the herein described property of SHIVER DARRELL to,

**GREEN, JOHN V**

heirs and assigns, the purchaser(s) herein known as "Grantee(s)" and the highest bidder at such sale, for the sum of \$1,300.00 and gave a receipt for the total amount of said purchase money with duplicate warrant and endorsement therein annexed;

WHEREAS, the period of twelve months having expired from the day of said sale, and the defaulting taxpayer(s) or other party interested to redeem said property so sold, having not redeemed the same as provided by law;

NOW THEREFORE, as the undersigned Richland County Tax Collector, acting by and pursuant to the Laws of the State of South Carolina and in consideration of the sum of \$1,300.00 cash, receipt thereof is hereby acknowledged, to me in hand paid by purchaser at said sale have granted, bargained, sold and released, by these said presents to grant, bargain, sell and release unto

**GREEN, JOHN V**

All that certain piece, parcel, lot of land, with improvements thereon, if any, situate, lying and being in the County of Richland, State of South Carolina, being shown and delineated as Tract B, containing 2.22 acres, more or less, together with any and all improvements thereon, lying, being and situate approximately two miles west of Hopkins, County of Richland, State of South Carolina, being shown and delineated as Tract "B", on a Plat of subdivision of the Zack Prioleau estate on that certain plat by Hugh F. Longshore, Jr., surveying, dated September 12, 1994 and Recorded in the Office of the Register of Deeds for Richland County in Plat Book 55 at Page 5376. Pursuant to section 30-5-250 of code of laws of South Carolina (1976), reference to said plat is hereby craved for particulars of the boundaries, metes, courses, and distances of the property delineated thereon. This being the same property conveyed by deed from Federal Home Loan Mortgage Corporation unto Darrell Shiver and recorded on June 28, 2007 in the Richland County ROD in Deed Book R 1330 at Page 463.

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining.

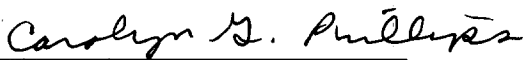
TO HAVE AND TO HOLD, all and singular the premises hereby granted, with the appurtenances, unto the said GREEN, JOHN V and His/Her heirs and assigns forever, according to the form, force and effect of the laws and usages of the State of South Carolina in such cases made and provided.

WITNESS my hand and seal this 14<sup>th</sup> day of May in the year of our Lord Two Thousand and Fifteen, in the two hundred and fortieth year of the Sovereignty and Independence of the United States of America.

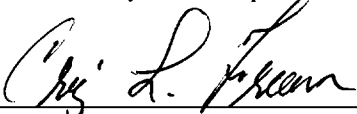


David A. Adams  
Treasurer / Tax Collector  
Richland County

Signed, sealed and delivered  
in the presence of:



Witness: Carolyn G. Phillips



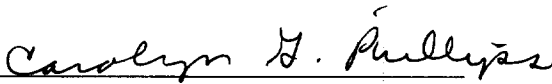
Witness: Craig L. Freeman

STATE OF SOUTH CAROLINA )  
COUNTY OF RICHLAND )

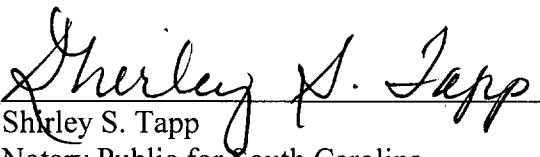
PROBATE

PERSONALLY appeared before me, Carolyn G. Phillips and made oath that she saw the above named David A. Adams, as Treasurer / Tax Collector of Richland County sign, seal and as his act and deed, deliver the within written Tax Deed and that she with Craig L. Freeman witnesses the execution thereof.

SWORN to and subscribed before me this 14<sup>th</sup> day of May, 2015



Carolyn G. Phillips



Shirley S. Tapp  
Notary Public for South Carolina  
My Commission Expires: April 11, 2021

