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REAL ESTATE SETTLEMENT RECORD

Development No. <u>✓</u>	(Name of local authority) <u>✓</u>	State <u>SC</u>
Name of grantor <u>Joseph W. Cooper</u>		City <u>Columbia</u>
Address of grantor <u>Columbia SC</u>		Parcel No. <u>21</u>
Date of closing		Block No.
Purchase price (Code 25), \$ <u>1600.00</u>		Street and No. <u>Highway</u>

CODE	DISTRIBUTION OF PURCHASE PRICE (State name of party entitled to proceeds of each check)		PRINCIPAL	INTEREST	AMOUNTS PAID
MORTGAGES:					
(01)	(1st)	Name of Mortgagee <u>Caroline S. Sheffield</u>	\$ <u>260.73</u>	\$ <u>260.73</u>	\$ <u>260.73</u>
(02)	(2d)				
(03)	(Other)				
TAXES—(Totals):					
(04)	City	Name of Payee <u>City Treasurer (not dishonor)</u>	\$ <u>6.83</u>	\$ <u>6.83</u>	\$ <u>6.83</u>
(05)	County				
(06)	State	<u>County Treasurer " "</u>	\$ <u>8.25</u>	\$ <u>8.25</u>	\$ <u>8.25</u>
(07)	School				
(08)					
SPECIAL ASSESSMENTS:					
(09)		Name of Payee <u>have</u>		Purpose	
(10)					
(11)					
WATER RENTS:					
(12)		Name of Payee <u>have</u>		Year	
(13)					
JUDGMENTS (style and docket No.):					
(14)		Name of Payee <u>have</u>			
(15)					
(16)					
OTHER LIENS, ENCUMBRANCES, OR INTERESTS:					
(17)		Name of Payee <u>have</u>		Purpose	
(18)					
REVENUE STAMPS:					
(19)		<u>fed 2.00 3.3</u> <u>state 4.00 5.5</u>			\$ <u>6.00</u>
RECORDING FEES:					
(20)		<u>Satisfaction of mfg</u>		<u>50</u>	\$ <u>50</u>
WITHHELD FOR TAXES OR OTHER PURPOSES:					
(21)		Name of Payee		Purpose	
(22)					
(23)	TOTAL (items (01) to (22) inclusive)				\$ <u>282.34</u>
(24)	EQUITY PAYABLE TO OWNER				\$ <u>1317.66</u>
(25)	TOTAL PURCHASE PRICE				\$ <u>1600.00</u>
(Name of local authority)			By (Authorized representative)		



REAL ESTATE TAX DETAIL OF TAXES

CITY TAXES (Code 04)		CURRENT	DELINQUENT			
		1939	19	19	19	19
Assessed value of land		100				
Assessed value of improvements		200				
TOTAL ASSESSED VALUE		300				
Tax rate (per M of value)		33				
Total tax levy		9.90				
Additional levy for penalties						
TOTAL FOR ALL LEVIES		9.90				
Less sum paid on account						
Net amount paid at settlement						
TOTAL	CURRENT	9.90	DELINQUENT			

  

COUNTY TAXES (Code 05)		CURRENT	DELINQUENT			
		1939	19	19	19	19
Assessed value of land		100				
Assessed value of improvements		200				
TOTAL ASSESSED VALUE		300				
Tax rate (per M of value)		11.5				
Total tax levy		3.45				
Additional levy for penalties						
TOTAL FOR ALL LEVIES		3.45				
Less sum paid on account						
Net amount paid at settlement						
TOTAL	CURRENT	3.45	DELINQUENT			

  

STATE TAXES (Code 06)		CURRENT	DELINQUENT			
		1939	19	19	19	19
Assessed value of land		100				
Assessed value of improvements		200				
TOTAL ASSESSED VALUE		300				
Tax rate (per M of value)		3				
Total tax levy		9.0				
Additional levy for penalties						
TOTAL FOR ALL LEVIES		9.0				
Less sum paid on account						
Net amount paid at settlement						
TOTAL	CURRENT	9.0	DELINQUENT			

  

SCHOOL TAXES (Code 07)		CURRENT	DELINQUENT			
		1939	19	19	19	19
Assessed value of land		100				
Assessed value of improvements		200				
TOTAL ASSESSED VALUE		300				
Tax rate (per M of value)		25.5				
Total tax levy		7.65				
Additional levy for penalties						
TOTAL FOR ALL LEVIES		7.65				
Less sum paid on account						
Net amount paid at settlement						
TOTAL	CURRENT	7.65	DELINQUENT			

  

(Code 08)		CURRENT	DELINQUENT			
		19	19	19	19	19
Assessed value of land						
Assessed value of improvements						
TOTAL ASSESSED VALUE						
Tax rate (per M of value)						
Total tax levy						
Additional levy for penalties						
TOTAL FOR ALL LEVIES						
Less sum paid on account						
Net amount paid at settlement						
TOTAL	CURRENT		DELINQUENT			

NOTE.—If more space is required for reporting the details for taxes that are current and delinquent, prepare an additional sheet, setting it up in exact form, and paste it to the bottom of this sheet.



STATE OF SOUTH CAROLINA    }  
                                      }  
COUNTY OF RICHLAND        )

Jas. F. Dreher being first duly sworn, says:

That he is a member of the firm of Robinson  
& Robinson, Attorneys for The Housing Authority of the  
City of Columbia, S.C. , grantee in a deed from Joseph  
Walker Cooper to the Columbia Housing Authority of the  
City of Columbia, S.C. dated Sept. 12, 1939, conveying  
a lot on the Western side of Dial Street.       That he  
knows of his own knowledge that the consideration for  
that conveyance was the sum of Sixteen Hundred (\$1600.00)  
Dollars.

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Sworn to before me this the    }  
                                      }  
13th day of September, 1939.    )

\_\_\_\_\_  
Notary Public for S.C.       (L.S.)



Seller's Name Joseph W. Cooper  
Parcel # 21  
SC-2- 1  
Date Sept. 12, 1939  
Columbia, S. C.

To:

The Citizens & Southern Bank of South Carolina.

United States Housing Authority.

This is to certify that:

(i) The Housing Authority of the City of Columbia, S. C. has acquired a good and marketable title in fee simple, free and clear of all liens, encumbrances or objections, to the following described property:

**Parcel #21 - SC-2-1 - #1417 Dial Alley**

subject only to the following liens, encumbrances or objections:

**(1) Mortgage to Caroline Swaffield**

**260.73**

**(2) 1939 State, County and City taxes**

(ii) Sufficient moneys have been retained by The Housing Authority of the City of Columbia, S. C. from the purchase price for the above described real estate to eliminate all the liens, encumbrances or objections shown under (i) of this certificate, except the following:

**The purchaser's pro-rata portion of 1939 State, County and City taxes as provided in option agreement**

(iii) The acquisition of the above described real estate by The Housing Authority of the City of Columbia, S. C., subject to the liens and encumbrances set forth in (ii) of this Certificate has been approved by the United States Housing Authority.

(iv) A copy of this opinion will be furnished or mailed to the United States Housing Authority.

ROBINSON & ROBINSON

By \_\_\_\_\_  
Attorneys