

Seller's Name Grace Washington  
Parcel # 52  
SC-2- 1  
Date August 24, 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 #52 in SC-2-1 - 1509 McDuffie Avenue**

subject only to the following liens, encumbrances or objections:

|  |        |
|--|--------|
| (1) Mortgage to Standard Bldg. & Loan Assoc. | 800.64 |
| (2) Mortgage to E. E. Sligh Company          | 77.22  |
| (3) 1939 State, County and City taxes        | 20.53  |
| (4) Past due City taxes                      | 34.68  |
| (5) Past due County taxes                    | 52.44  |

(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



REAL ESTATE SETTLEMENT RECORD

|  |                                      |                      |                             |
|--|--------------------------------------|----------------------|-----------------------------|
| Development No. _____                                    |                                      | State _____          |                             |
| Name of grantor _____                                    |                                      | City _____           |                             |
| Address of grantor _____                                 |                                      | Parcel No. _____     |                             |
| Date of closing _____                                    |                                      | Block No. _____      |                             |
| Purchase price (Code 25), \$ _____                       |                                      | Street and No. _____ |                             |
| CITY TAXES (Code 04)                                     |                                      |                      |                             |
| Assessed value of land _____                             |                                      |                      |                             |
| Assessed value of improvements _____                     |                                      |                      |                             |
| TOTAL ASSESSED VALUE _____                               |                                      |                      |                             |
| Tax rate (per M of value) _____                          |                                      |                      |                             |
| Block No. _____  |                                      |                      |                             |
| Street and No. _____                                     |                                      |                      |                             |
| Additional levy for penalties _____                      |                                      |                      |                             |
| TOTAL FOR ALL LEVIES _____                               |                                      |                      |                             |
| Less sum paid on account _____                           |                                      |                      |                             |
| Net amount paid at settlement _____                      |                                      |                      |                             |
| DISTRIBUTION OF PURCHASE PRICE                           |                                      |                      |                             |
| (State name of party entitled to proceeds of each check) |                                      |                      |                             |
| MORTGAGES:   |                                      |                      |                             |
| Name of Mortgagee  |                                      | PRINCIPAL            | INTEREST                    |
| (01) (1st)   | Standard Building & Loan Co.         | \$ 9.28              | \$ 34.68                    |
| (02) (2d)  | E. E. Sligh Co.                      |                      |                             |
| (03) (Other)   |                                      |                      |                             |
| TAXES—(Totals):  |                                      | CURRENT*             | DELINQUENT*                 |
| (04) City  | City Treasurer                       | \$ 9.28              | \$ 34.68                    |
| (05) County  |                                      |                      |                             |
| (06) State   | County Treasurer                     | 11.25                | 52.44                       |
| (07) School  |                                      |                      |                             |
| (08)   |                                      |                      |                             |
| SPECIAL ASSESSMENTS:                                     |                                      |                      |                             |
| (09)   | Name of Payee                        | Purpose              |                             |
| (10)   |                                      |                      |                             |
| (11)   |                                      |                      |                             |
| WATER RENTS:   |                                      |                      |                             |
| (12)   | Name of Payee                        | Year                 |                             |
| (13)   |                                      |                      |                             |
| JUDGMENTS (style and docket No.):                        |                                      |                      |                             |
| (14)   | Name of Payee                        |                      |                             |
| (15)   |                                      |                      |                             |
| (16)   |                                      |                      |                             |
| OTHER LIENS, ENCUMBRANCES, OR INTERESTS:                 |                                      |                      |                             |
| (17)   | Name of Payee                        | Purpose              |                             |
| (18)   |                                      |                      |                             |
| REVENUE STAMPS:  |                                      |                      |                             |
| (19)   | Fed 2.50                             |                      |                             |
|  | State 5.00                           |                      |                             |
| RECORDING FEES:  |                                      |                      |                             |
| (20)   | Satisfaction of mortgages            | \$ 7.00              |                             |
| WITHHELD FOR TAXES OR OTHER PURPOSES:                    |                                      |                      |                             |
| (21)   | Name of Payee                        | Purpose              |                             |
| (22)   |                                      |                      |                             |
| (23)   | TOTAL (items (01) to (22) inclusive) |                      | \$ 994.01                   |
| (24)   | EQUITY PAYABLE TO OWNER              |                      | \$ 1255.99                  |
| (25)   | TOTAL PURCHASE PRICE                 |                      | \$ 2250.00                  |
| (Name of local authority)                                |                                      | By _____             | (Authorized representative) |



REAL ESTATE TAX RETURN  
DETAIL OF TAXES

| CITY TAXES (Code 04)           | CURRENT       | DELINQUENT       |      |    |    |
|--------------------------------|---------------|------------------|------|----|----|
|                                | 1939          | 1935             | 1937 | 19 | 19 |
| Assessed value of land         | 100           |                  |      |    |    |
| Assessed value of improvements | 350           |                  |      |    |    |
| TOTAL ASSESSED VALUE           | 450           |                  |      |    |    |
| Tax rate (per M of value)      | 33            |                  |      |    |    |
| Total tax levy                 | 14.85         |                  |      |    |    |
| Additional levy for penalties  |               |                  |      |    |    |
| TOTAL FOR ALL LEVIES           | 14.85         |                  |      |    |    |
| Less sum paid on account       |               |                  |      |    |    |
| Net amount paid at settlement  |               |                  |      |    |    |
| TOTAL                          | CURRENT 14.85 | DELINQUENT 34.68 |      |    |    |

| COUNTY TAXES (Code 05)         | CURRENT      | DELINQUENT |    |    |    |
|--------------------------------|--------------|------------|----|----|----|
|                                | 1939         | 19         | 19 | 19 | 19 |
| Assessed value of land         | 100          |            |    |    |    |
| Assessed value of improvements | 350          |            |    |    |    |
| TOTAL ASSESSED VALUE           | 450          |            |    |    |    |
| Tax rate (per M of value)      | 11.5         |            |    |    |    |
| Total tax levy                 | 5.18         |            |    |    |    |
| Additional levy for penalties  |              |            |    |    |    |
| TOTAL FOR ALL LEVIES           | 5.18         |            |    |    |    |
| Less sum paid on account       |              |            |    |    |    |
| Net amount paid at settlement  |              |            |    |    |    |
| TOTAL                          | CURRENT 5.18 | DELINQUENT |    |    |    |

| STATE TAXES (Code 06)          | CURRENT      | DELINQUENT |    |    |    |
|--------------------------------|--------------|------------|----|----|----|
|                                | 1939         | 19         | 19 | 19 | 19 |
| Assessed value of land         | 100          |            |    |    |    |
| Assessed value of improvements | 350          |            |    |    |    |
| TOTAL ASSESSED VALUE           | 450          |            |    |    |    |
| Tax rate (per M of value)      | 3            |            |    |    |    |
| Total tax levy                 | 1.35         |            |    |    |    |
| Additional levy for penalties  |              |            |    |    |    |
| TOTAL FOR ALL LEVIES           | 1.35         |            |    |    |    |
| Less sum paid on account       |              |            |    |    |    |
| Net amount paid at settlement  |              |            |    |    |    |
| TOTAL                          | CURRENT 1.35 | DELINQUENT |    |    |    |

| SCHOOL TAXES (Code 07)         | CURRENT       | DELINQUENT |    |    |    |
|--------------------------------|---------------|------------|----|----|----|
|                                | 1939          | 19         | 19 | 19 | 19 |
| Assessed value of land         | 100           |            |    |    |    |
| Assessed value of improvements | 350           |            |    |    |    |
| TOTAL ASSESSED VALUE           | 450           |            |    |    |    |
| Tax rate (per M of value)      | 25.5          |            |    |    |    |
| Total tax levy                 | 11.47         |            |    |    |    |
| Additional levy for penalties  |               |            |    |    |    |
| TOTAL FOR ALL LEVIES           | 11.47         |            |    |    |    |
| Less sum paid on account       |               |            |    |    |    |
| Net amount paid at settlement  |               |            |    |    |    |
| TOTAL                          | CURRENT 11.47 | DELINQUENT |    |    |    |

| CITY TAXES (Code 08)           | CURRENT | DELINQUENT       |      |      |    |
|--------------------------------|---------|------------------|------|------|----|
|                                | 19      | 1934             | 1935 | 1938 | 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 52.44 |      |      |    |