

Seller's Name Chas. and Mattie Johnson
Parcel # 36
SC-2- 1
Date Sept. 19, 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 #36 - SC-2-1 - #2472 Forest Drive

subject only to the following liens, encumbrances or objections:

- | | |
|--|-----------|
| (1) Mortgage to Home Owners Loan Corporation | \$ 895.47 |
| (2) Mortgage to Standard Bldg. & Loan Assoc. | 131.00 |
| (3) State, County and City taxes for 1939 | |

(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 Oliver Robinson
Attorneys

REAL ESTATE SETTLEMENT RECORD

	DELINQUENT	CURRENT			
Development No.		✓	(Name of local authority)	State	38
Name of grantor	Chas Johnson & Mallie Johnson			City	36
Address of grantor	Columbia St			Parcel No.	36
Date of closing	Sept 19 1939			Block No.	
Purchase price (Code 25), \$	2600.00			Street and No.	2422 Columbia St

CODE		DISTRIBUTION OF PURCHASE PRICE (State name of party entitled to proceeds of each check)		TOTAL FOR ALL LIENS		Net amount paid at settlement
		PRINCIPAL	INTEREST	CURRENT*	DELINQUENT*	AMOUNTS PAID
MORTGAGES:						
		Name of Mortgagee				
(01)	(1st)	Home Owners Loan Corp.		\$ 895.47		\$ 895.47
(02)	(2d)	Standard Bldg + Loan Assn				739.00
(03)	(Other)					
TAXES—(Totals):						
		Name of Payee				
(04)	City	City Treas	Wat chkb	\$ 11.86		\$ 11.86
(05)	County					
(06)	State	County Treas	" "	14.33		14.33
(07)	School					
(08)				26.19		26.19
SPECIAL ASSESSMENTS:						
		Name of Payee				
(09)						
(10)						
(11)						
WATER RENTS:						
		Name of Payee				
(12)						
(13)						
JUDGMENTS (style and docket No.):						
		Name of Payee				
(14)						
(15)						
(16)						
OTHER LIENS, ENCUMBRANCES, OR INTERESTS:						
		Name of Payee				
(17)						
(18)						
REVENUE STAMPS:						
(19)		Fed	3.00			
		St	6.00			
RECORDING FEES:						
(20)		Cancellation of mortgages		1.00		1.00
WITHHELD FOR TAXES OR OTHER PURPOSES:						
		Name of Payee				
(21)						
(22)						
(23)	TOTAL (items (01) to (22) inclusive)					\$ 1062.66
(24)	EQUITY PAYABLE TO OWNER					\$ 1537.34
(25)	TOTAL PURCHASE PRICE					\$ 2600.00

By _____ (Authorized representative)

(Name of local authority)

REAL ESTATE TAXES DETAIL RECORD

CITY TAXES (Code 04)	CURRENT	DELINQUENT			
		1939	19	19	19
Assessed value of land.....	200				
Assessed value of improvements.....	300				
TOTAL ASSESSED VALUE.....	500				
Tax rate (per M of value).....	33				
Total tax levy.....	16.50				
Additional levy for penalties.....					
TOTAL FOR ALL LEVIES.....	16.50				
Less sum paid on account.....					
Net amount paid at settlement.....					
TOTAL	CURRENT 16.50				DELINQUENT

COUNTY TAXES (Code 05)	CURRENT	DELINQUENT			
		1939	19	19	19
Assessed value of land.....	200				
Assessed value of improvements.....	300				
TOTAL ASSESSED VALUE.....	500				
Tax rate (per M of value).....	11.5				
Total tax levy.....	5.75				
Additional levy for penalties.....					
TOTAL FOR ALL LEVIES.....	5.75				
Less sum paid on account.....					
Net amount paid at settlement.....					
TOTAL	CURRENT 5.75				DELINQUENT

STATE TAXES (Code 06)	CURRENT	DELINQUENT			
		1939	19	19	19
Assessed value of land.....	200				
Assessed value of improvements.....	300				
TOTAL ASSESSED VALUE.....	500				
Tax rate (per M of value).....	3				
Total tax levy.....	1.50				
Additional levy for penalties.....					
TOTAL FOR ALL LEVIES.....	1.50				
Less sum paid on account.....					
Net amount paid at settlement.....					
TOTAL	CURRENT 1.50				DELINQUENT

SCHOOL TAXES (Code 07)	CURRENT	DELINQUENT			
		1939	19	19	19
Assessed value of land.....	200				
Assessed value of improvements.....	300				
TOTAL ASSESSED VALUE.....	500				
Tax rate (per M of value).....	25.5				
Total tax levy.....	12.75				
Additional levy for penalties.....					
TOTAL FOR ALL LEVIES.....	12.75				
Less sum paid on account.....					
Net amount paid at settlement.....					
TOTAL	CURRENT 12.75				DELINQUENT

(Code 08)	CURRENT	DELINQUENT			
		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.