

Seller's Name John H. Orice, Jr.
Parcel # 39
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 #39 in SC-2-1 - #2482 Forest Drive

subject only to the following liens, encumbrances or objections:

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 part of 1939 State, County and City taxes, as provided by 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

	DELINQUENT	CURRENT	CURRENT	
Development No. _____	✓	✓	✓	(Name of local authority) _____
Name of grantor _____	John H. Sizemore Jr.			State _____
Address of grantor _____	[Handwritten Address]			City _____
Date of closing _____				Parcel No. _____
Purchase price (Code 25), \$ _____	1300			Block No. _____
				Street and No. _____

DISTRIBUTION OF PURCHASE PRICE
(State name of party entitled to proceeds of each check)

CODE	MORTGAGES:	PRINCIPAL	INTEREST	AMOUNTS PAID
(01)	(1st) _____	\$ _____	\$ _____	\$ _____
(02)	(2d) _____	\$ _____	\$ _____	\$ _____
(03)	(Other) _____	\$ _____	\$ _____	\$ _____
TAXES—(Totals):				
(04)	City _____	\$ 5.63	\$ _____	\$ 5.63
(05)	County _____	\$ _____	\$ _____	\$ _____
(06)	State _____	\$ 7.50	\$ _____	\$ 7.50
(07)	School _____	\$ _____	\$ _____	\$ _____
(08)		\$ _____	\$ _____	\$ _____
SPECIAL ASSESSMENTS:				
(09)	Name of Payee _____	\$ _____	\$ _____	\$ _____
(10)		\$ _____	\$ _____	\$ _____
(11)		\$ _____	\$ _____	\$ _____
WATER RENTS:				
(12)	Name of Payee _____	\$ _____	\$ _____	\$ _____
(13)		\$ _____	\$ _____	\$ _____
JUDGMENTS (style and docket No.):				
(14)	Name of Payee _____	\$ _____	\$ _____	\$ _____
(15)		\$ _____	\$ _____	\$ _____
(16)		\$ _____	\$ _____	\$ _____
OTHER LIENS, ENCUMBRANCES, OR INTERESTS:				
(17)	Name of Payee _____	\$ _____	\$ _____	\$ _____
(18)		\$ _____	\$ _____	\$ _____
REVENUE STAMPS:				
(19)	Seal 1.50	\$ _____	\$ _____	\$ 1.50
	St 3.00	\$ _____	\$ _____	\$ 3.00
RECORDING FEES:				
(20)		\$ _____	\$ _____	\$ _____
WITHHELD FOR TAXES OR OTHER PURPOSES:				
(21)	Name of Payee _____	\$ _____	\$ _____	\$ _____
(22)		\$ _____	\$ _____	\$ _____
(23)	TOTAL (items (01) to (22) inclusive)	\$ _____	\$ _____	\$ 17.63
(24)	EQUITY PAYABLE TO OWNER	\$ _____	\$ _____	\$ 1282.37
(25)	TOTAL PURCHASE PRICE	\$ _____	\$ _____	\$ 1300.00

	DELINQUENT	CURRENT	
(Name of local authority) _____	✓	✓	By _____ (Authorized representative)

Note: If more space is needed for reporting the details for taxes that are current and delinquent, prepare an additional sheet, adding it up in exact form, and paste it to the bottom of this sheet. (Title)

REAL ESTATE TAX DETAIL OF TAXES RECORD

CITY TAXES (Code 04)	CURRENT 19 39	DELINQUENT			
		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 19 39	DELINQUENT			
		19	19	19	19
Assessed value of land.....	100				
Assessed value of improvements.....	200				
TOTAL ASSESSED VALUE.....	300				
Tax rate (per M of value).....	3.75				
Total tax levy.....	3.75				
Additional levy for penalties.....					
TOTAL FOR ALL LEVIES.....	3.75				
Less sum paid on account.....					
Net amount paid at settlement.....					
TOTAL	CURRENT 3.75				DELINQUENT

STATE TAXES (Code 06)	CURRENT 19 39	DELINQUENT			
		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.....	1.90				
Additional levy for penalties.....					
TOTAL FOR ALL LEVIES.....	1.90				
Less sum paid on account.....					
Net amount paid at settlement.....					
TOTAL	CURRENT 1.90				DELINQUENT

SCHOOL TAXES (Code 07)	CURRENT 19 39	DELINQUENT			
		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 19	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

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