

Recording Requested By and When Recorded Mail to:

Name:
Company:
Address:
Address 2:
City, State, Zip:
Phone:

Recording Time, Book & Page

SOUTH CAROLINA LIMITED (SPECIAL) WARRANTY DEED

COUNTY: _____

TAX MAP NUMBER: _____

CITY: _____

DATE: _____

THIS WARRANTY DEED made this ____ day of _____, _____, by and between:

<p>GRANTOR (Enter name and address – if a business entity, indicate whether corporation, partnership, LLC, etc.)</p>	<p>GRANTEE (Enter name and address – if a business entity, indicate whether corporation, partnership, LLC, etc.)</p>
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The designation Grantor and Grantee as used herein shall include the aforesaid parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as may be required by context.

KNOW ALL MEN BY THESE PRESENTS THAT the Grantor, for and in consideration of the sum of _____ DOLLARS (\$_____), the receipt and sufficiency of which is hereby acknowledged, cash in hand paid to the Grantor by the Grantee, **SUBJECT TO** the matters set forth below, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Grantee the following lands and property (the "Premises") situated in the County of _____, State of South Carolina:

[Give legal description of property]

Plat recorded in Plat Book _____ at Page _____

Derivation: This being the same property conveyed to Grantor by _____ Deed [insert type of transfer deed] dated _____ and recorded on _____ in the Office of the _____, County of _____, in Deed Book _____ at Page _____

This conveyance is made **SUBJECT TO:** _____

TOGETHER with all and singular, the rights, members, hereditaments and appurtenances to the Premises belonging or in any way incident or appertaining, including, but not limited to, all

improvements of any nature located on the Premises and all easements and rights-of-way appurtenant to the Premises.

TO HAVE AND TO HOLD the same unto the Grantee and the Grantee's heirs, successors and assigns forever, with all appurtenances thereunto belonging.

THIS IS A 5-PAGE DOCUMENT.