

STATE OF SOUTH CAROLINA)
COUNTY OF GEORGETOWN)

**NO TITLE SEARCH
REQUESTED OR
PERFORMED
DEED**

KNOW ALL MEN BY THESE PRESENTS, That I, Christie Karavan (hereinafter called "Grantor"), in the State aforesaid for and in consideration of the sum of Five and 00/100 (\$5.00) Dollars, in hand paid to Grantor (the receipt of which Grantor acknowledges) by Christie P. Karavan, Trustee of the Christie P. Karavan Living Trust dated June 25, 2025 (hereinafter called "Grantee") of 53 Fish Shack Alley, Murrells Inlet, SC 29576, Grantor has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said Grantee, its successors and assigns, forever (**reserving, however, a life estate unto Christie Karavan**), all the Grantor's right, title and interest, in and to the below described property, to-wit:

SEE ATTACHED EXHIBIT "A"

This transfer is subject to any outstanding mortgage and/or other incumbrance of record.

TOGETHER with all and singular the Rights, Members, Hereditaments and Appurtenances to the premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD, all and singular the premises before mentioned unto the Grantee, its successors and assigns forever.

AND the Grantor does hereby bind herself and her heirs and assigns, to warrant and forever defend all and singular the said premises unto the said Grantee, and its successors and assigns, against herself and her heirs and assigns.

2025006689
DEED
RECORDING FEES \$15.00
EXEMPT
PRESENTED & RECORDED:
07-14-2025 12:03 PM
MARLENE MCCONNELL
REGISTER OF DEEDS
GEORGETOWN COUNTY, SC
BY: JENNIFER RADER CLERK
BK: RB 4857
PG: 69 - 72

all

IN WITNESS WHEREOF, the Grantor does hereunto set her hand and seal this 25th day of June, 2025.

CKa (L.S.)
Christie Karavan

SIGNED, SEALED AND DELIVERED
In the Presence of

Clifford H. Tall
Erin Insworth

STATE OF SOUTH CAROLINA)
COUNTY OF HORRY)

PERSONALLY appeared before me, ERIN INSWORTH, the undersigned witness, and made oath that (s)he was present and saw Christie Karavan, the within Grantor(s) sign, seal and as his/her/their act and deed, deliver the within foregoing instrument; that deponent with the other witness whose name is subscribed above, witnessed the execution thereof, and that the subscribing witness is not a party to or beneficiary of the transaction.

Erin Insworth

SWORN to before me this
25th day of June, 2025.

CLIFFORD H. TALL
Notary Public Printed Name or Seal

Clifford H. Tall (L.S.)
Notary Public for South Carolina
My Commission Expires: 5-08-2027

EXHIBIT " A "

ALL AND SINGULAR, that certain piece, parcel or lot of land lying and being in Murrells Inlet, Georgetown County, South Carolina, and being more particularly shown on that Plat of Phase 2-B and Phase 2-C, Murrell's Inlet Village Horizontal Property Regime Unit Plan, as UNIT 18, for Smith Land Company, dated August 5, 2009 by Beasley Land Surveying, Inc., and recorded August 16, 2012 in the Office of the Register of Deeds for Georgetown County, in Plat/Slide Book 746 at Page 1. And the revised Plat of Phase 2-B and 2-C, Murrells Inlet Village prepared by Beasley Land Surveying, Inc., recorded May 20, 2013, in Plat Slide 752 at Page 5, Georgetown County records. This being a portion of Lot 5, Phase II, 2.50 acres, Murrells Inlet Village.

This property is subject to all easements and restrictive covenants of record.

This being the identical property conveyed to the Grantor herein by Deed of Smith Land Company, Inc., dated November 25, 2013 and recorded November 26, 2013 in the Register of Deeds Office for Georgetown County, South Carolina in Deed Book 2277 at Page 242.

TMS# 41-0404A-014-02-16

STATE OF SOUTH CAROLINA)
COUNTY OF HORRY)

AFFIDAVIT

PERSONALLY appeared before me the undersigned, who being duly sworn, deposes and says:

1. I have read the information on this affidavit and I understand such information.
2. The property being transferred is located at 53 Fish Shack Alley, Murrells Inlet, SC 29576, bearing Georgetown County Tax Map Number 41-0404A-014-02-16, was transferred by Christie Karavan to Christie P. Karavan, Trustee of the Christie P. Karavan Living Trust dated June 25, 2025 on June 25, 2025.
3. Check one of the following: The deed is
 - a. _____ subject to the deed recording fee as a transfer for consideration paid or to be paid in money or money's worth.
 - b. _____ subject to the deed recording fee as a transfer between a corporation, a partnership, or other entity and a stockholder, partner, or owner of the entity, or is a transfer to a trust or as a distribution to a trust beneficiary.
 - c. x exempt from the deed recording fee because (See information section of affidavit);
Exemption (8), Conveyance to Trust.
(If exempt, please skip items 4-7, and go to item 8 of this affidavit.)

If exempt under exemption #14 as described in the information section of this affidavit, did the agent and principal relationship exist at the time of the original sale and was the purpose of this relationship to purchase the realty? Check Yes _____ or No _____

4. Check one of the following if either item 3(a) or item 3(b) above has been checked (See Information section of this affidavit):
 - (a) _____ The fee is computed on the consideration paid or to be paid in money or money's worth in the amount of _____.
 - (b) _____ The fee is computed on the fair market value of the realty which is _____.
 - (c) _____ The fee is computed on the fair market value of the realty as established for property tax purposes which is _____.
5. Check Yes _____ or No _____ to the following: A lien or encumbrance existed on the land, or realty before the transfer and remained on the land tenement, or realty after the transfer. If "Yes" the amount of the outstanding balance of this lien or encumbrance is: _____.
6. The deed recording fee is computed as follows:
 - (a) Place the amount listed in item 4 above here: _____
 - (b) Place the amount listed in item 5 here: _____
(If no amount is listed, place zero here.)
 - (c) Subtract Line 6 (b) from Line 6 (a) and place result here: _____
7. The deed recording fee due is based on the amount listed on Line 6 (c) above and the deed recording fee due is: _____.
8. As required by Code Section 12-24-70, I state that I am a responsible person who was connected with the transaction as: Attorney.
9. I understand that a person required to furnish this affidavit who willfully furnishes a false or fraudulent affidavit is guilty of a misdemeanor and, upon conviction, must be fined not more than one thousand dollars or imprisoned not more than one year, or both.

Responsible Person Connected with the Transaction

Print or type the above name here

SWORN to before me this 25th

day of June year of 2025

Notary Public for SC

My Commission Expires 12/17/2028

Print or type Notary's name here