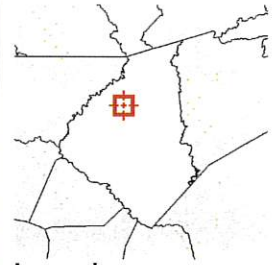




Overview



Legend

-  Parcels
-  Landhook
-  Roads

<b>Parcel ID</b>	082-00-02-121	<b>Alternate ID</b>	4426	<b>Owner Address</b>	DARANSLY LIVING TRUST 4057 EGRET PERCH CT RAVENEL, SC 29470	<b>Last 2 Sales</b>			
<b>Sec/Twp/Rng</b>	n/a	<b>Class</b>	100 Residential Vacant Land			<b>Date</b>	<b>Price</b>	<b>Reason</b>	<b>Qual</b>
<b>Property Address</b>	110 BONNER RD	<b>Acres</b>	2.3			3/4/2022	\$5	9	U
<b>District</b>	04					2/17/2022	\$50000	n/a	Q
<b>Brief Tax Description</b>	W 1/2 LOT 17 BAUKNIGHT SUB								
	(Note: Not to be used on legal documents)								

Date created: 5/20/2024  
 Last Data Uploaded: 5/17/2024 5:18:34 PM

FOR OFFICE USE ONLY  
THIS PROPERTY DESIGNATED AS  
MAP 116, SUB 00, BLK 02, PARC 121  
ON OCONEE COUNTY TAX MAPS  
*13. 121*  
OCONEE COUNTY ASSESSOR



Barcode ID: 2201783 Type: DEE  
Recorded: 03/04/2022 at 11:18:00 AM  
Fee Amt: \$15.00 Tax: \$0.00  
Oconee, South Carolina, Register Of Deeds Off  
Anna Davison - Register Of Deeds  
Page 1 of 3

BK **2786** PG **307-309**

Prepared by: **McLaurin Law, LLC**  
10 Commons Blvd  
Seneca, SC 29678

*Claus*

MAR 07 2022

TMS # 082-00-02-121

Auditor, Oconee County S.C.

STATE OF SOUTH CAROLINA )  
) TITLE TO REAL ESTATE  
COUNTY OF OCONEE ) NO TITLE EXAMINATION CONDUCTED BY MCLAURIN LAW, LLC

KNOW ALL MEN BY THESE PRESENTS that WE, **GEORGE DARANSKY AND MARGUERITE DARANSKY**, in the state aforesaid, for and in consideration of the sum of FIVE and NO/100ths (\$5.00) Dollars, to us in hand paid by **GEORGE R. DARANSKY AND MARGUERITE E. DARANSKY, TRUSTEES, OR THEIR SUCCESSORS IN INTEREST, OF THE DARANSKY LIVING TRUST DATED JULY 23, 2020, AND ANY AMENDMENTS THERETO**, receipt of which is hereby acknowledged, have granted, bargained, sold and released and by these presents do grant, bargain, sell and release unto the said **GEORGE R. DARANSKY AND MARGUERITE E. DARANSKY, TRUSTEES, OR THEIR SUCCESSORS IN INTEREST, OF THE DARANSKY LIVING TRUST DATED JULY 23, 2020, AND ANY AMENDMENTS THERETO**, subject to the below stated Exceptions, their heirs and assigns forever:

All that certain piece, parcel or lot of land, with any and all improvements thereon or hereafter placed thereon, situate, lying and being in Mountain Rest School District No. 51 in the State of South Carolina, County of Oconee, containing 2.30 acres, more or less, as will appear by plat thereof prepared by Harold Hawkins and approved by T. J. Lesley, Surveyor, dated September 11, 1959, and recorded in Plat Book T, Page 17, records of Oconee County, South Carolina. For a more detailed description reference is hereby invited to said plat.

**THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING EXCEPTIONS:** It is mutually understood and agreed that this conveyance is made subject to those easements and/or rights-of-way as may appear on the premises and/or of record and all zoning and setback requirements.

This being the identical property conveyed unto **GEORGE DARANSKY AND MARGUERITE DARANSKY** by deed of **JOHN H. BOWERS AND LISA D. BOWERS** dated February 16, 2022, and recorded February 17, 2022, in Deed Book 2782, at Page 64, records of Oconee County, South Carolina.

FILED OCONEE COUNTY, SC  
ANNA K. DAVISON  
REGISTER OF DEEDS

2022 MAR -4 AM 11:18

OCONEE COUNTY

STATE TAX \_\_\_\_\_  
COUNTY TAX \_\_\_\_\_  
EXEMPT

Grantee's Address: 4057 Egret Perch Court, Ravenel, SC, 29470

TOGETHER with, subject to the above stated Exceptions, all and singular, the rights, members, hereditaments and appurtenances to the said premises belonging or in anywise incident or appertaining.

TO HAVE AND TO HOLD, subject to the above stated Exceptions, all and singular, the premises before mentioned unto the said **GEORGE R. DARANSKY AND MARGUERITE E. DARANSKY, TRUSTEES, OR THEIR SUCCESSORS IN INTEREST, OF THE DARANSKY LIVING TRUST DATED JULY 23, 2020, AND ANY AMENDMENTS THERETO**, their heirs and assigns forever.



AND, WE, **GEORGE DARANSKY AND MARGUERITE DARANSKY** do hereby bind ourselves and our heirs, executors, and administrators, to warrant and forever defend all and singular the premises before mentioned, subject to the above stated Exceptions, unto the said **GEORGE R. DARANSKY AND MARGUERITE E. DARANSKY, TRUSTEES, OR THEIR SUCCESSORS IN INTEREST, OF THE DARANSKY LIVING TRUST DATED JULY 23, 2020, AND ANY AMENDMENTS THERETO**, their heirs and assigns, from and against us and our heirs, successors and assigns, and against every person whosoever lawfully claiming or to claim the same or any part thereof.

WITNESS our hands and seals this 27<sup>th</sup> day of February 2022.

Signed, Sealed and Delivered  
in the Presence of:

  
WITNESS #1 SIGN HERE

  
WITNESS #2 NOTARY SIGN HERE

 (SEAL)  
**GEORGE DARANSKY**  
 (SEAL)  
**MARGUERITE DARANSKY**

FILED OCONEE COUNTY, SC  
ANNA K. DAVISON  
REGISTER OF DEEDS  
2022 MAR -4 AM 11:18

STATE OF SOUTH CAROLINA )  
COUNTY OF Charleston )

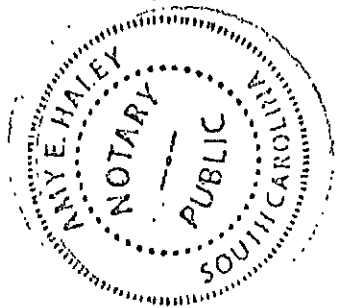
ACKNOWLEDGEMENT

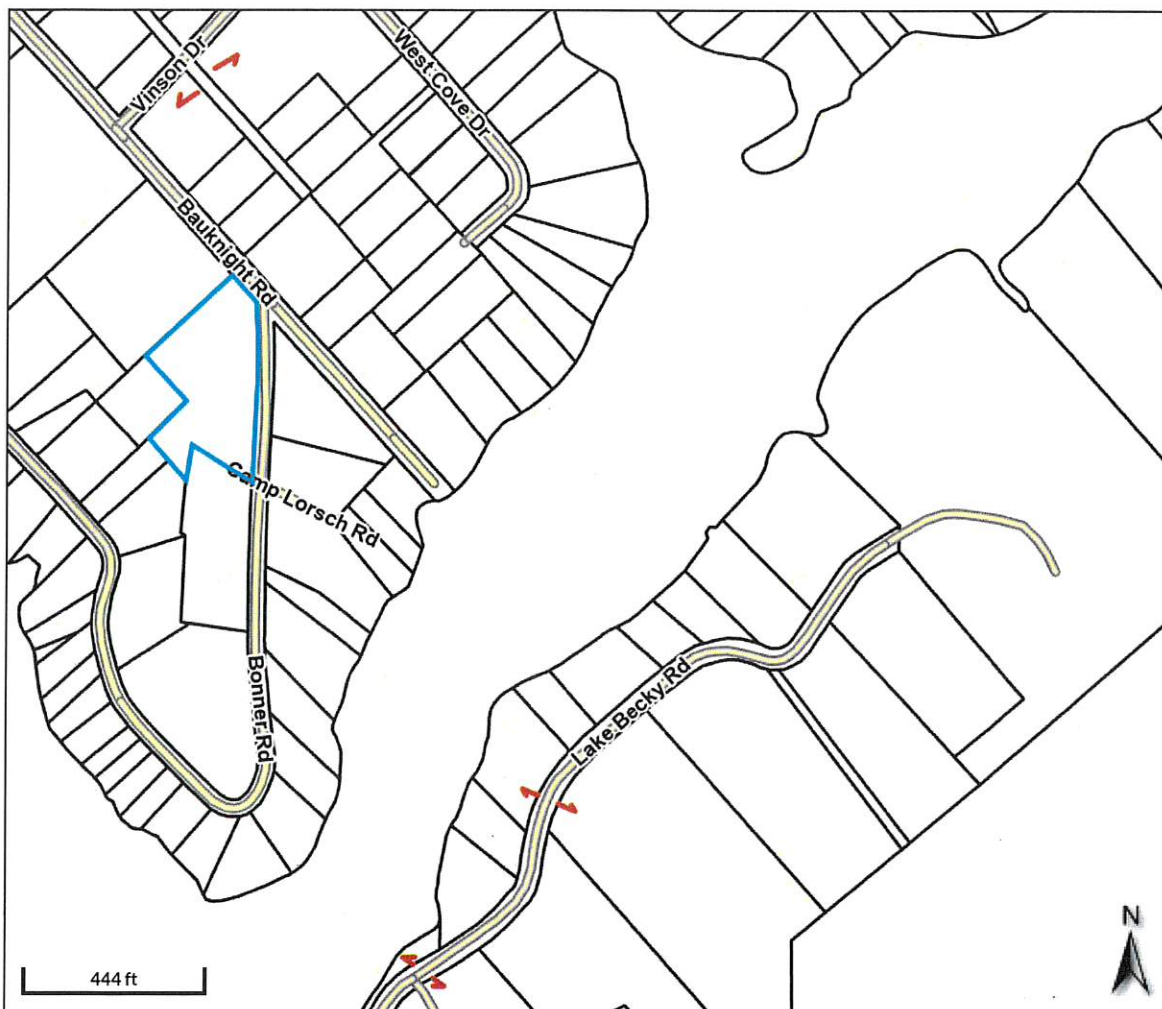
I, Amy E. Haley, Notary Public for South Carolina, do hereby certify that **GEORGE DARANSKY AND MARGUERITE DARANSKY**, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

WITNESS my hand and official seal this 27<sup>th</sup> day of February 2022

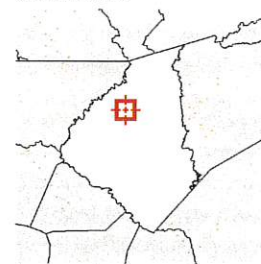
Amy E. Haley (SEAL)  
NOTARY SIGN HERE

Notary Public for SC  
My Commission Expires: AMY E. HALEY  
Notary Public, State of South Carolina  
My Commission Expires 2/13/2028  
\*AFFIX NOTARY SEAL\*





**Overview**



**Legend**

- Parcels
- Landhook
- Roads

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