

RECEIVED

Oct 23 2023

SC Court of Appeals

This property was sold subject to any past due or accruing property taxes, assessments, existing easements, restrictions of record and any other senior encumbrances.

TOGETHER with all and singular the hereditaments, rights, members and appurtenances whatsoever to the said property belonging or in any wise incident or appertaining, and the reversions and remainders, rents, issues, and profits thereof, and also any estate, right, title, interest, dower, possession, benefit, claim or demand therein whatsoever of all parties to the said suit and of all other person who might rightfully claim the same or any part thereof, by, from, or under them, or either of them;

TO HAVE AND TO HOLD the said property with its hereditaments, privileges and appurtenances, unto the said grantee, its successors and assigns for their own use, benefit, and behoof, forever.

IN WITNESS WHEREOF, I, the said Master-in-Equity under and by virtue of the said Order(s), have hereunto set my Hand and Seal at Greenville, South Carolina this 12th day of October, 2023.

SIGNED, SEALED AND DELIVERED
IN THE Presence of:

Opaltee Hank
Norma Sue Nichols

Charles B. Simmons, Jr.
Master in Equity, Greenville County

State of South Carolina)
County of Greenville)

I, Norma Sue Nichols, do hereby certify that Judge Charles B. Simmons, Jr., as Master in Equity for Greenville County, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and seal this 12th day of
October, 2023

Norma Sue Nichols
Norma Sue Nichols
Notary Public for South Carolina
My commission expires: 5/24/31

Grantor did not
Give Power to
Transfer

MASTER'S TITLE
(State of South Carolina)
County of Greenville)

TO ALL WHOM THESE PRESENTS SHALL CONCERN:

I, Charles B. Simmons, Jr., as Master in Equity for Greenville County, the said State,
send greetings:

WHEREAS, in an action in the Court of Common Pleas in Greenville County between

U.S. Bank Trust National Association, etc.,

as plaintiff(s) and Shelton A. Kirksey, Tundalia Kirksey, et al.,

as defendant(s), by an Order filed March 7, 2023 it was decreed that the property
hereinafter described should be sold by the Master in Equity for Greenville County, on
the terms and for the purposes mentioned in the Order(s) granted in the case (see
Judgement Roll No. 2022-CP-23-02736) (A MORTGAGE FORECLOSURE ACTION-
TRANSFERRING REALTY)

NOW THEREFORE KNOW ALL MEN, That I, the undersigned, as Master in Equity
for Greenville County, pursuant to the foregoing and in consideration of the sum of
Three Hundred Seventeen Thousand, Five Hundred and no/100 (\$317,500.00)
Dollars as paid by the hereinafter named grantee, the receipt whereof is hereby
acknowledged, have granted, bargained, sold and released, and by these presents do grant
and release unto the grantee, Slavik V. Chopovenko, the following real property to wit:

All that certain piece, parcel or lot of land situate, lying and being in the County of
Greenville in the State of South Carolina being shown and designated as Lot 49 on a Plat
of Savannah Pointe, Phase 1, recorded in the office of the Register of Deeds for
Greenville County, South Carolina in Plat Book 1024 at Page 56; reference to said plat
being hereby craved for a more particular metes and bounds description thereof.

This being the same property conveyed unto Shelton A. Kirksey and Tundalia Kirksey by
deed of Adams Home, AEC, LLC, recorded in Book DE 2378 at Page 5488 in the
Greenville County Register of Deeds.

TMS #: 0550270100600

Property Address: 120 Raritan Court, Simpsonville, SC 29681

Grantee's Address: 328 Lansdowne Street, Duncan, SC 29534