

All that certain piece, parcel or tract of land located in Colleton County, South Carolina, containing three (3) acres, more or less, and being measuring and bounded as reference to the plat prepared by W. Gene Whetsell, RLS, and recorded in Plat Book 25 at Page 50 in the Colleton County RMC Office will more fully show.
TMS#168-00-00-056

The said tract is hereinafter referred to as the "Property".

This Court has subject matter jurisdiction over this action and venue is proper in Colleton County, South Carolina.

That on or about December 18, 2018 the Plaintiff executed a general warranty deed transferring the Property to her daughter, Joanne Ahearn, and her daughter's boyfriend, Robert J. Plum as shown on the Title to Real Estate that was filed with the Colleton County Register of Deeds Office on the same date in Book 2702 at Page 271.

At all times hereto the Plaintiff was under duress and lacked the mental capacity to lawfully make the transaction complained of herein.

The Plaintiff made the conveyance complained of herein to the Defendants as a result of the Defendants undue influence.

It is, therefore, ORDERED:

That the Deed recorded in the Colleton County Register of Deeds Office on December 18, 2018 in Book 2702 at Page 271 is hereby set aside and annulled.

That the Plaintiff is seized in fee simple of a good, marketable and indefeasible title to the property which is the subject of this action, herein the "Property," and that it is entitled to the quiet and peaceful possession of the Property, against any and all other persons whomsoever, including but not limited to the Defendants named herein, and all adverse claims to the Property which might

be asserted by the Defendants or any of them, or by anyone else, other than persons claiming by or through the Plaintiff, are hereby declared to be without any right whatsoever.

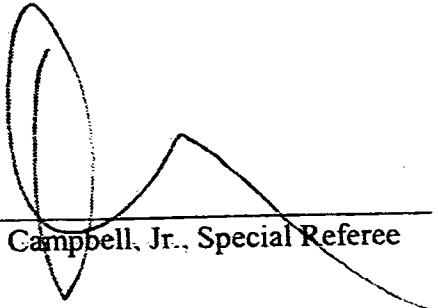
That the Title to the Property which is the subject of this suit be, and the same hereby is, quieted in the name of the Plaintiff.

That the undersigned Special Referee shall issue a Deed to the Plaintiff confirming title in the name of the Plaintiff to the Property which is the subject of this action and which is more fully described hereinabove.

AND IT IS SO ORDERED.

Walterboro, South Carolina

7th day of September, 2019


Kenneth A. Campbell, Jr., Special Referee