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RECORDED
2004 Oct -25 09:47 AM
Sharon Q. Burris
BEAUFORT COUNTY AUDITOR

BEAUFORT COUNTY SC - ROD
BK 02024 PGS 1288-1291
FILE NUM 2004068074
09/24/2004 09:15:28 AM
REC'D BY S FSMITH RCPT# 275873
RECORDING FEES 10.00

ADD DMP Record 10/19/2004 11:11:09 AM
BEAUFORT COUNTY TAX MAP REFERENCE

Dist	Map	SMap	Parcel	Block	Week
R510	008	000	022G	0000	00

STATE OF SOUTH CAROLINA)
)
COUNTY OF BEAUFORT)

QUIT CLAIM DEED
TMS: 510-008-000-22G

KNOW ALL MEN BY THESE PRESENTS, THAT I, **MARY R. DRIESSEN**, in the State aforesaid, for and in consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS AND NO OTHER CONSIDERATION, to me in hand paid at and before the sealing of these Presents by **ROBERT L. SINGLETON** (hereinafter the "Grantee") whose address is 12 Bradley Circle, Hilton Head Island, SC 29926, in the State aforesaid, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said **Grantee**, his heirs and assigns, forever, in fee simple, any interest I may have in the following described real property, to-wit:

> ALL that certain piece, parcel, or .67 acres of land located on Hilton Head Island, Beaufort County, South Carolina, and being 210 feet by 140 feet. This parcel of land is the eastern most 140 feet of that parcel denominated Parcel 22H, on Hilton Head Tax Sheet 8, District 500. This parcel of land is bounded on the North by Henry C. Driessen, Jr.; on the South by property now or formerly belonging to Daniel Burke and Rachel Haynes; on the West by property of Albert Driessen; and on the East by a 50 foot wide roadway, which generally runs through that part of Hilton Head Island known as Burkes Beach.
>
> AND ALSO, ALL that certain piece, parcel or lot of land situate, lying and being on Hilton Head Island, Beaufort

Please see Page 2:
Access-Easement Rights

This is a right to use the easement (similar to Lot #8). The actual "interest" in the access-easement is below.

County, South Carolina, and being shown and designated as a 0.651 acre parcel as shown on a plat thereof entitled "0.651 Acres Bradley Circle Road, A Section of The Lands of N/F Albert Driessen", prepared by Surveying Consultants, Terry G. Hatchell, SCRLS No. 11059 dated May 31, 1994 and recorded June 2, 1994, in the ROD Office for Beaufort County, South Carolina, in Plat Book 49 at Page 189. For a more detailed description as to courses, distances, metes and bounds of said parcel, reference to said plat of record should be had.

AND ALSO, a non-exclusive right to any interest that I might enjoy through the Estate of Josephine Driessen in that fifty (50') foot wide roadway easement abutting said parcel on its easterly boundary and an access easement running from said roadway to the Atlantic Ocean.

*** AND ALSO, any interest that the Estate of Josephine Driessen may have enjoyed in that fifty (50') foot wide roadway easement and an access easement running from said roadway to the Atlantic Ocean. ***

Said property is conveyed subject to the restrictions, easements, covenants, and affirmative obligations recorded in the ROD Office for Beaufort County, South Carolina, including, but not limited to, Plat Book 49 at Page 189.

THIS being the same property conveyed to the Grantor by Deeds from Leon Kenneth Driessen, Bernard Henry Driessen, Roddie Williams, and Diane Dixon, dated October 13, 1993, and recorded October 19, 1993, in the ROD Office for Beaufort County, South Carolina, in Book 659 at Page 988; Henry Driessen, Jr., dated June 10, 1994 and recorded June 16, 1994, in Record Book 712 at Page 1695; and by Deed from Albert Driessen, dated June 9, 1994 and recorded June 16, 1994 in Record Book 712 at Page 1699, said ROD Office.

THE within Deed was prepared in the Law Offices of Ruth & MacNeille, P.A., Post Office Box 2808, Bluffton, South Carolina 29910, by Tara L. Knudsen, Esquire, without benefit of title examination.

This is the exact clause from the original Deed Of Distribution (Bk.578-Pg.703) transferring all rights from Josephine Driessen to Mary Driessen (Robert's mother). This clause was not included in the 1996 Deed (Bk.847-Pg.27) transferring Parcel 22G to Robert L. Singleton - so was included here.

TOGETHER with 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, all and singular, any interest in the said Premises unto the said **Grantee**, his heirs and assigns, forever, in fee simple.

AND I, the within Grantor, do hereby bind myself, and my heirs, executors and administrators to warrant and forever defend, all and singular, the said Premises unto the said **Grantee**, his Heirs and Assigns, against me and my Heirs and against no others.

WITNESS my hand and seal this 23rd day of September, 2004.

SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:

Signature of witness

MARY R. DRIESSEN

Signature of notary public

STATE OF SOUTH CAROLINA)
) ACKNOWLEDGMENT
COUNTY OF BEAUFORT)

I, the undersigned notary public, do hereby certify that the within named Mary R. Driessen, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Sworn to before me this
23rd day of September, 2004.

Notary Public for SC
My Commission Expires: 10/oct/2005