LAURENS CO ASSESSORS OFFICE TMS: 209-01-01-036

TITLE TO REAL ESTATE (By LLC)—Prepared by Allen M. Wham, Attorney at Law, Laurens, S. C. 24-519 ODOM JIM

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STATE OF SOUTH CAROLINA
COUNTY OF LAURENS

KNOW ALL MEN BY THESE PRESENTS, that

NGI, LLC

in consideration of Ten Dollars and other valuable consideration, the receipt of which is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto

Jimmy D. Odom, Sr. and Jackie D. Odom

as joint tenants with rights of survivorship, and not as tenants in common, the following described property, to wit:

All that certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Laurens, and being more fully shown and delineated as Lot 49, Block 8, of Greenacres Subdivision on a plat prepared by W. N. Willis, Engineers, dated April 29, 1960, and recorded in Plat Book 13, page 251, in the Office of the Clerk of Court for Laurens County.

Together with an easement for recreational purposes over that property identified on said plat as "Recreation Area".

This is the same property conveyed to NGI, LLC by deed of Joy Cann Williams, recorded April 27, 2022 in Deed Book 1648, page 143, in the Office of the Clerk of Court for Laurens County.

Subject to any and all existing reservations, easements, rights-of-way, zoning ordinances and restrictions or protective covenants that may appear of record or on the premises.

07/29/2024 DATE 1834 BOOK 27 PAGE AUDITOR

Book 1834 Page 28

Tax Map Sheet: 209-01-01-036

The "Value" of the realty as defined in § 12-24-30, Code of Laws of South Carolina is \$265,000.00.

Grantee's(s') address: 1958 Erwin Mill Rd, Honea Path, SC 29654

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s) as joint tenants with rights of survivorship, and not as tenants in common. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') heirs executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) as hereinabove provided against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the hand and seal of the company by its duly authorized officer(s) this 26th day of July, 2024.

SIGNED, sealed and delivered in the presence of:

NGI, LLC (Corporate Seal)

Nathan Goddard

Its: Member

-----ACKNOWLEDGEMENT-----ACKNOWLEDGEMENT

STATE OF SOUTH CAROLINA COUNTY OF LAURENS

I, the undersigned notary public, do hereby certify that Nathan Goddard personally appeared before me this day and acknowledged the due execution of the foregoing instrument on behalf of the Company.

Witness my hand and official seal this the 26th day of July, 2024.

Notary Public for South Carolina

My commission expires:

(SEAL)