

MARGARET L BAILEY  
DORCHESTER COUNTY  
REGISTER OF DEEDS

201 Johnston Street ~ Saint George, SC 29477 (843) 563-0181

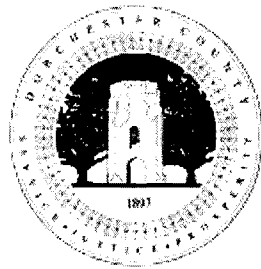
\*\*\* THIS PAGE IS PART OF THE INSTRUMENT - DO NOT REMOVE \*\*\*



Instrument #:	2017024573		
Receipt Number:	31890	Return To:	WILLIAMS & WILLIAMS
Recorded As:	DEED		
Recorded On:	September 13, 2017		
Recorded At:	12:10:32 PM	Received From:	WILLIAMS & WILLIAMS
Recorded By:	NW	Parties:	
Book/Page:	RB 10996: 272 - 275		Direct- DRAIN, MARY
Total Pages:	4		Indirect- DRAIN, SAM

\*\*\* EXAMINED AND CHARGED AS FOLLOWS \*\*\*

Recording Fee: \$10.00  
Exempt  
Tax Charge: \$0.00



Margaret Bailey

Margaret Bailey - Register of Deeds

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STATE OF SOUTH CAROLINA )  
 )  
COUNTY OF DORCHESTER )  
 )  
IN THE MATTER OF: )  
MARY DRAIN )  
(Decedent) )

IN THE PROBATE COURT  
  
**DEED OF DISTRIBUTION  
(Real Property Only)  
NOT A WARRANTY DEED**

CASE NUMBER: 2017ES180185

FILED/RECORDED  
SEPTEMBER 13, 2017  
DORCHESTER COUNTY  
REGISTER OF DEEDS

County where property is located If not above County:

The undersigned states as follows:

Decedent died on JANUARY 30, 2016; and probate of the Estate is being administered in the Probate Court for ORANGEBURG County, South Carolina, in File #2016ES3800120.

I/We was/were appointed Personal Representative (s) on MARCH 8, 2016.

Decedent owned real property described as follows:

Tax Map Number: 021-00-00-022

Street/Property Address:

Legal Description: SEE ATTACHED EXHIBIT A

This transfer is made pursuant to:

- ☐ Decedent's Will
- ☒ Intestacy Statute: SCPC 62-2-103
- ☐ Private Family Agreement: SCPC 62-3-912
- ☐ Disclaimer by: \_\_\_\_\_
- ☐ Probate Court Order issued on \_\_\_\_\_
- ☐ Other: \_\_\_\_\_

Ret: Williams + Williams  
P.O. Box 1084  
Orangeburg, SC 29116

In accordance with the laws of the State of South Carolina, the Personal Representative(s) does/do hereby release all of the Personal Representative's(s') right, title and interest, including statutory and/or testamentary powers, over the real property described to the beneficiaries named below:

Name: SAM DRAIN  
Address: PO BOX 566  
BOWMAN, SC 29018

Name: AMANDA DRAIN  
Address: 1928 ENGLISH AVE  
COLUMBIA, SC 29204

Name: SHARON DRAIN  
Address: 1928 ENGLISH AVE  
COLUMBIA, SC 29204

Name: PAMELA DRAIN  
Address: 126 OAK STREET, APT 17  
BRANCHVILLE, SC 29432

☐ An additional sheet is attached for names of additional beneficiaries (check, if applicable)

IN WITNESS WHEREOF the undersigned, as Personal Representative(s) of the above Estate, has executed this Deed of Distribution, on this 7<sup>th</sup> day of SEPTEMBER, 2017.

SIGNED, SEALED AND DELIVERED  
IN THE PRESENCE OF:

Witness: Kaitlin Shuler

Print Name: KAITLIN SHULER

Witness: Russ Blanchard, IV

Print Name: RUSS BLANCHARD, IV

FILED/RECORDED  
SEPTEMBER 13, 2017  
DORCHESTER COUNTY  
REGISTER OF DEEDS

Estate of: MARY DRAIN  
Signature of Personal Representative: [Signature]

Print Name: SAM DRAIN

If applicable,  
Signature of Co-Personal Representative: \_\_\_\_\_

Print Name: \_\_\_\_\_

STATE OF SOUTH CAROLINA            )  
                                                          )  
                                                          )  
                                                          )  
COUNTY OF ORANGEBURG            )  
                                                          )

ACKNOWLEDGMENT

I, KAITLIN SHULER, Notary Public, a notary for the State of South Carolina, do hereby certify that SAM DRAIN, as Personal Representative(s) of the Estate of MARY DRAIN, personally appeared before me this day and acknowledged the due execution of the foregoing Deed of Distribution.

Witness my hand and seal this the 7<sup>th</sup> day of SEPTEMBER, 2017.

Kaitlin Shuler (SEAL)  
(Signature of Notary Public)  
KAITLIN SHULER  
(Print name of Notary Public)  
Notary Public for State of SC  
My Commission Expires: 2-15-23

Note: It is recommended that an attorney prepare this document and determine if a title examination is necessary.

## EXHIBIT A

All that certain piece, parcel or tract of land with the buildings and improvements thereon, situate, lying and being in School District No. 4, County of Dorchester, State of South Carolina, measuring and containing 12.3 acres more or less, butting and bounding now or formerly as follows to-wit: On the Northeast by lands now or formerly of Rhonda W. Hart and Kevin R. Hart; on the Southeast by lands now of formerly of Joseph W. Blich; on the Southwest by lands now or formerly of Henry L. Carson; and on the Northwest by Doodle Hill Road, lands now or formerly of Wilhelmenia Westbury, et al., and lands now or formerly of Josephine W. Kizer.

This being the same property conveyed to Mary Ann S. Drain, Estelle B. Summers, and Curtis Addiston by Deed of Nathaniel Summers dated November 16, 1999, and recorded November 17, 1999, in the office of the RMC for Dorchester County in Deed Book 2317 at Page 321.

TMS#: 0244-00-04-011.000