



2019004721

DEED OF DISTRIBUTION

RECORDING FEES

\$10.00

STATE TAX

\$0.00

COUNTY TAX

\$0.00

PRESENTED &amp; RECORDED: 07-22-2019 02:05:08 PM

**BK: RB 2762**

DEBORAH H. GUSLER

**PG: 104 - 105**REGISTER OF DEEDS  
COLLETON COUNTY, SC

HILL &amp; HILL ATTORNEYS AT LAW

PO BOX 369

RAVENEL SC 29470

IN THE MATTER OF: JOHN JOSEPH KEATING., )  
 )  
 CASE NUMBER: 2019-ES-15-00210 )

**DEED OF DISTRIBUTION**

WHEREAS, the decedent died on December 25, 2017; and,

WHEREAS, the estate of the decedent JOHN JOSEPH KEATING is being administered in the Probate Court for Colleton County, South Carolina in File # 2019-ES-15-00210; and,

WHEREAS, the grantee herein is either a beneficiary or heir at law, as appropriate, of the decedent JOHN JOSEPH KEATING; and,

WHEREAS, the undersigned Personal Representative is the duly appointed and qualified fiduciary in this matter; and,

WHEREAS, the decedent decedent JOHN JOSEPH KEATING aka decedent JOHN J. KEATING owned an undivided one-half interest together with co-tenant PATRICIA A. KEATING aka PATRICIA K. KEATING in the property bearing TMS: 354-12-00-041.000;

NOW, THEREFORE, in accordance with the laws of the State of South Carolina, the Personal Representative has granted bargained, sold and released, and by these Presents does grant, bargain, sell and release to:

Name: PATRICIA K. KEATING

Address: 7992 Hwy 164

Hollywood, SC 29449

the following described property:

All that piece, parcel or lot of land situate lying and being in the Town of Edisto Beach, Colleton County, South Carolina being shown as Lot 7 Block TT, containing 0.258 acres, more or less on a plat prepared by H. Exo Hilton, RLS No.: 2552 entitled "PLAT OF LOT-7 BLK. TT PROPERTY OF JOHN J. & PATRICIA A. KEATING, EDISTO BEACH, EDISTO ISLAND, COLLETON COUNTY, SOUTH CAROLINA" dated Jan. 17, 1992 and recorded in Plat Book 583 at Page 2 in the ROD Office for Colleton County.

Being the same property conveyed to John J. Keating and Patricia A. Keating by deed of Calhoun Lemon recorded in Book B72 at Page 538 on 8/29/1960 in the ROD Office for Colleton County in the ROD Office for Charleston County.

TMS: 354-12-00-041.000

**TOGETHER** with all and singular the Rights Members Hereditaments and Appurtenances to the said Premises/Property belonging or in anywise incident or appertaining.

**TO HAVE AND TO HOLD**, all and singular, the said Premises/Property unto the said PATRICIA K. KEATING,  
her heirs and assigns forever.

IN WITNESS WHEREOF the undersigned as Personal Representative of the estate of the decedent  
has executed this Deed, on this 10 of June 2019.

*Signed, Sealed and Delivered*

*in the presence of*

**Estate of:** JOHN JOSEPH KEATING

Witness

Patricia K Keating (Seal)  
PATRICIA K. KEATING, Personal Representative

Witness

STATE OF SOUTH CAROLINA,

ACKNOWLEDGMENT

COUNTY OF CHARLESTON,

SWORN TO AND ACKNOWLEDGED before me by PATRICIA K. KEATING, Personal Representative for the  
Estate of JOHN JOSEPH KEATING File # 2019-ES-15-00210 me this 10 day of  
June, 2019.

Chelsa S Hill (Seal)

NOTARY PUBLIC FOR SOUTH CAROLINA

My Commission Expires: 5/30/2023

Note: Title Not Examined by Hill Law Firm thus no representation as to condition of title has been  
rendered.