

**Susan Kessler**  
Colleton County Register Of Deeds

As evidenced by the instrument number shown below, this document  
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Office of the Colleton County Register Of Deeds



<b>2026002833</b>	
DEED OF DISTRIBUTION	
RECORDING FEES	\$15.00
STATE TAX	\$0.00
COUNTY TAX	\$0.00
<b>PRESENTED &amp; RECORDED</b>	
05/26/2026 11:10:31 AM	
<b>SUSAN KESSLER</b>	
REGISTER OF DEEDS	
COLLETON COUNTY, SC	
<b>BK: RB 3578</b>	
<b>PG: 98-101</b>	

**SUSAN KESSLER**  
REGISTER OF DEEDS COLLETON COUNTY SOUTH CAROLINA

STATE OF SOUTH CAROLINA	)	IN THE PROBATE COURT
	)	
COUNTY OF COLLETON	)	<b>DEED OF DISTRIBUTION</b>
	)	<b>(Real Property Only)</b>
IN THE MATTER OF:	)	<b>NOT A WARRANTY DEED</b>
ALFRED B. MEARS, JR.	)	
(Decedent)	)	CASE NUMBER: 2026-ES-15-00084

The undersigned states as follows:

Decedent died on NOVEMBER 26, 2024; and probate of the Estate is being administered in the Probate Court for COLLETON County, South Carolina, in File #2026-ES-15-00084.

I/We was/were appointed Personal Representative (s) on DECEMBER 17, 2024.

Decedent owned real property described as follows:

Tax Map Number: 173-00-00-086.000

Street/Property Address: TRACT S-31 PARCEL D MAPPLATB 3

Legal Description: ALL THAT CERTAIN PIECE, PARCEL OR TRACT OF LAND LOCATED IN COLLETON COUNTY, SOUTH CAROLINA AS PARCEL D CONTAINING 2.819 ACRES, MORE OR LESS, ON PLAT HEREINAFTER REFERENCED AND GENERALLY BOUNDED AS FOLLOWS, TO WIT: ON THE NORTH 389.07 FEET BY LANDS NOW OR FORMERLY OF HELENA GODLEY, ET AL; ON THE EAST 338.39 FEET BY LANDS NOW OR FORMERLY OF HELENA GODLEY, ET AL; ON THE SOUTH 386.38 BY PARCEL E 1; AND ON THE WEST BY SC S-15-31, AND HAVING THE FOLLOWING SHAPE, FORM, COURSES, DISTANCES, BUTTINGS, AND BOUNDARIES AS ARE MORE FULLY SHOWN ON PLAT ENTITLED "PLAT OF PROPERTY OF THE ESTATE OF SALLIE J. MEARS" DATED NOVEMBER 6, 1997, PREPARED BY ROY L. GREEN, RLS RECORDED IN THE OFFICE OF THE CLERK OF COURT FOR COLLETON COUNTY IN PLAT BOOK 32 AT PAGE 409.

THIS BEING A PORTION OF THE PROPERTY CONVEYED TO SALLIE J. MEARS BY DEED RECORDED IN THE OFFICE OF CLERK OF COURT FOR COLLETON COUNTY, SOUTH CAROLINA IN DEED BOOK 91 AT PAGE 50.

THIS BEING A THE SAME PROPERTY CONVEYED TO ALFRED B. MEARS BY WILARD E. WILSON, AS PERSONAL REPRESENTATIVE FOR THE ESTATE OF SALLIE J. MEARS, BY DEAD RECORDED IN THE OFFICE OF THE CLERK OF COLLETON COUNTY, SOUTH CAROLINA IN DEED BOOK 806 AT PAGE 248.

Additional sheet(s) for additional property(ies) is attached (check if applicable)

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: \_\_\_\_\_

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: ALFRED B. MEARS, III - 100%  
Address: 2034 BURGOYNE DRIVE  
JACKSONVILLE, FLORIDA 32208

Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
\_\_\_\_\_

Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
\_\_\_\_\_

Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
\_\_\_\_\_

Additional sheet(s) for names of additional beneficiaries is attached (check, if applicable)

IN WITNESS WHEREOF the undersigned, as Personal Representative(s) of the above Estate, has executed this Deed of Distribution, on this 20 day of May, 2026.

SIGNED, SEALED AND DELIVERED  
IN THE PRESENCE OF:

Witness: Stephanie Rainey  
Print Name: Stephanie Rainey  
Witness: M.B.  
Print Name: Michael Brown

Estate of: ALFRED B. MEARS, JR.  
Signature of Personal Representative: Alfred B. Mears III  
Print Name: ALFRED B. MEARS, III

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

STATE OF SOUTH CAROLINA )  
  )  
  )

ACKNOWLEDGMENT

COUNTY OF COLLETON

I, Stephanie Rainey Notary Public, a notary for the State of South Carolina do hereby certify that ALFRED B. MEARS, III, as Personal Representative(s) of the Estate of ALFRED B. MEARS, JR., personally appeared before me this day and acknowledged the due execution of the foregoing Deed of Distribution.

Witness my hand and seal this the 20 day of May, 2026.

Stephanie Rainey (SEAL)  
(Signature of Notary Public)  
Stephanie Rainey  
(Print name of Notary Public)  
Notary Public for State of South Carolina  
My Commission Expires: 1/4/2031

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