

UNRECORDED

MASTER'S DEED

Gerald A. Coates  
Sara S. Coates  
Route 14, Fowler Circle  
Greenville, South Carolina  
**State of South Carolina.**  
Greenville County

1979  
JUNESLEY  
29607

VOL 1105 PAGE 610

IN THE COURT OF COMMON PLEAS

**To All Whom These Presents Shall Come:**

I, FRANK P. McGOWAN, JR., as Master in and for the County aforesaid, SEND GREETING:

WHEREAS, Southern Bank and Trust Company, as General Guardian of Andrew A. Rutledge, a minor 14 years of age on or about the 25th day of June in the year of our Lord nineteen hundred and seventy-nine exhibited its complaint in the Court of Common Pleas for the County aforesaid, against Hilda Sharon Rutledge Shaw Gardenour, Frank W. Rutledge, Jr. and Andrew A. Rutledge, a minor 14 years of age demanding relief as to the real estate described in the complaint: and the cause being at issue, came on to be heard on the 27th day of June 1979, and such proceedings were had therein as resulted in a decree of the said Court, whereby it was adjudged and decreed that the said real estate hereinafter mentioned and described, be conveyed by FRANK P. McGOWAN, JR., as Master in and for the County aforesaid, to Gerald A. Coates and Sara S. Coates

for the purposes mentioned in the said decree, as by reference thereto on file in said Court, will appear; (See Judgment Roll No. 79-2965)

NOW, Therefore, Know all Men by these Presents, that I, FRANK P. McGOWAN, JR., as Master, in and for the County of Greenville aforesaid, by virtue of the aforesaid decree, & consideration of \$22,950.00

HAVE GRANTED, conveyed and released, and by these presents, DO GRANT, convey and release unto the said Gerald A. Coates and Sara S. Coates:

ALL that certain piece, parcel or lot of land in Austin Township, Greenville County, South Carolina, on the western side of Fowler Circle and having according to plat prepared by W. J. Riddle, Surveyor, in August of 1950 of the Property of J. W. Coates near Mauldin, South Carolina, the following metes and bounds, to-wit: - 120 - M 7.3 - 1 - 10.3 Note

BEGINNING at an iron pin in the center of Fowler Circle, corner of property now or formerly belonging to Green, and running thence along the Green line with a gully as the line, N. 69-45 W. 228-feet to an iron pin; thence S. 80-30 W. 380-feet to an iron pin; thence N. 66 W. 205-feet to an iron pin; thence N. 71-50 W. 311-feet to an iron pin in branch; thence with the branch as the line, N. 64-02 E. 123-feet; thence still with the branch N. 57-45 E. 117.4-feet to an iron pin; thence still with the branch, N. 46-06 E. 160-feet to an iron pin; thence leaving the branch N. 84-10 E. 766-feet to an iron pin in the center of Fowler Circle; thence along the center of Fowler Circle, S. 5-41 E. 211.6-feet; thence still along the center of Fowler Circle, S. 5-04 W. 136-feet; thence still along the center of Fowler Circle, S. 29-43 W. 193.5 feet to the point of beginning.

This being the same property conveyed to the grantors by deed of Linda Rutledge Gortman as recorded in Deed Book 1060 at Page 514 on July 13, 1977, in the RMC Office for Greenville County, South Carolina.

0610

4328 RV-2

11/10 - 1-10-79