

The State of South Carolina,

COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

JUN 8 2 55 PM 1956

OLLIE FARNSWORTH
R.M.C.

BOOK 554 PAGE 291

KNOW ALL MEN BY THESE PRESENTS, That Local Home Builders, Inc.

a corporation chartered under the laws of the State of South Carolina

and having its principal place of business at

Greenville in the State of South Carolina for and in consideration

of the sum of Three (\$3.00) Dollars and the premises hereinbelow recited Dollars,

to it in hand duly paid at and before the sealing and delivery of these presents by the grantee hereinafter named (the receipt whereof is hereby acknowledged), has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Robert E. Unger, his heirs and assigns forever:

All its right title and interest in and to -
All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being at the easterly corner of the intersection of Kay Drive and Cool Brook Lane, near the City of Greenville, S. C., being shown as Lot No. 62 on the plat of Section 2 of Belmont Heights as recorded in the RMC Office for Greenville County, S. C. in Plat Book GG, page 99, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeasterly side of Kay Drive at the corner of the intersection of said Drive with Cool Brook Lane, and running thence along the southeasterly side of Kay Drive N 63-10 E 75 feet to an iron pin, joint front corner of Lots Nos. 62 and 63; thence along the common line of said lots S 26-50 E 160 feet to an iron pin; thence S 63-10 W 106.2 feet to an iron pin on the northeasterly side of Cool Brook Lane; thence along the northeasterly side of said Lane N 24-34 W 135 feet to an iron pin at the corner of the intersection of said Lane with Kay Drive; thence around said intersection on a curve, the chord of which is N 19-20 E 36 feet to the point of beginning.

By deed dated September 13, 1955 and recorded in the RMC Office for Greenville County S. C. in Deed Book 534, page 371, Local Home Builders, Inc. conveyed to Brown, Inc. the property hereinabove described, referring to it as Lot 62 of Belmont Heights according to a plat thereof made by C. C. Jones, C. E., dated April 1954, but giving no information as to whether or not said plat was recorded. In said RMC Office there is a plat of Belmont Heights, made by C. C. Jones, dated April 1954, recorded on October 6, 1954 in Plat Book GG, pages 54-55, but said plat does not in any way show Lot No. 62. The only recorded plat showing the said Lot 62 is the plat of Section Two of Belmont Heights made by C. C. Jones, dated December 1954 and recorded on December 19, 1954 in Plat Book GG, page 99.

Local Home Builders, Inc. was the original developer of the subdivision known as Belmont Heights and constructed the house located on the lot herein described. In the deed to Brown, Inc., hereinabove referred to, the metes and bounds description of Lot 62 does not conform to that given above or that given in the deed from Brown, Inc. to Robert E. Unger, dated February 14, 1956 and recorded in Deed Book 548, page 519, although it was the intention of Local Home Builders, Inc. to convey to Brown, Inc.

(over)

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