

MAY 28 3 50 PM '71

OLLIE FARNSWORTH  
R. M. C.

BOOK 1156 PAGE 301

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, John D. Bolen and Gilda S. Bolen

(hereinafter referred to as Mortgagor) is well and truly indebted unto John W. Batcheller and Janice S. Batcheller

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

Two Thousand and no/100-----Dollars (\$ 2, 000.00 ) due and payable

on May 28, 1971, plus

with interest thereon from date at the rate of nine (9%) per centum per annum, to be paid: on the same date as principal

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, State of South Carolina, being known and designated as most of Lot No. 370 and a small portion of Lot No. 366 as shown on a plat of Section B1 Gower Estates of record in the Office of the RMC for Greenville County in Plat Book XX, Page 107, and being more specifically shown on a more recent survey of a Resub-division of Lots 366, 370 and 371 of record in the Office of the RMC for Greenville County in Plat Book MMM, Page 101, and having, according to the latter plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the eastern side of Wembley Road, which pin is 126 feet from the intersection of Wembley Road and Hialeah Road; running thence down the eastern side of Wembley Road, N. 2-35 E. 108 feet to an iron pin; running thence S. 86-15 E. 173.2 feet to an iron pin; running thence S. 29-48 W. 106 feet to an iron pin; running thence S. 22-45 E. 7 feet to an iron pin in Lot 366; running thence through Lot 366, S. 89-53 W. 128.2 feet to the beginning corner.

This mortgage is made subject to drainage easements, other easements, utility rights-of-way and restrictions affecting the property, as well as mortgage given by mortgagees herein to Collateral Investment Company on August 26, 1969, recorded in the Office of the RMC for Greenville County in Mortgage Book 1135, Page 139, and which has been assumed this date by mortgagors herein.

Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

*Paid in full Date \_\_\_\_\_ ✓  
John W. Batcheller  
Janice S. Batcheller  
Witness Nobuko Nakamura*

**SATISFIED AND CANCELLED OF RECORD**  
10 DAY OF June 1971  
*Ollie Farnsworth*  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 3:33 O'CLOCK P. M. NO. 29955