

Reg. No. 10,105
Fee Paid \$12.50

51864 BOOK 106

MORTGAGE

(NO. 52A)

Boyles Legal Blanks ... CASH STATIONERY CO., Lawrence, Kansas

This Indenture,

Made this 5th day of April
A. D. 1954, between Lela J. Litwin, a single person,

of Lawrence, in the County of Douglas and State of Kansas
of the first part, and Fred L. Crose

of the second part.

Witnesseth, That the said part Y of the first part, in consideration of the sum of

Five Thousand -----

DOLLARS,

to her duly paid, the receipt of which is hereby acknowledged, has sold and by these presents does grant, bargain, sell and Mortgage to the said part Y of the second part his heirs and assigns forever, all that tract or parcel of land situated in the County of Douglas and State of Kansas, described as follows, to-wit:

Beginning at a Point Nine (9) rods South of the Northwest (NW) corner of the Southwest Quarter (SW $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) of Section Nineteen (19), Township Twelve (12) South, Range Twenty (20) East; thence East one hundred fifty four (154) feet; thence South one hundred ninety (190) feet; thence West one hundred fifty four (154) feet to the Quarter Section line; thence North on the Quarter Section line one hundred ninety (190) feet; to the point of beginning, containing .67 acres, more or less, in Douglas County, Kansas

with all the appurtenances, and all the estate, title and interest of the said part Y of the first part therein.

And the said Lela J. Litwin

does hereby covenant and agree that at the delivery hereof she is the lawful owner of the premises above granted, and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances, no exceptions

This grant is intended as a mortgage to secure the payment of Five Thousand -----

Dollars, according to the terms of a certain note this day executed and delivered by the said Lela J. Litwin to the

said part Y of the second part in the amount of Five Thousand Dollars payable in monthly installments as follows: Two Hundred Dollars on May 1, 1954, and Two Hundred Dollars on the 1st day of each succeeding month thereafter until the whole sum of Five Thousand Dollars is fully paid, with interest from this date at the rate of 5% per annum, payable annually, void if such payments be made as herein specified. But if default be made in such payments, or any part thereof, or interest thereon, or the taxes, or if the insurance is not kept up thereon, then this conveyance shall become absolute, and the whole amount shall become due and payable, and it shall be lawful for the said part Y of the second part his executors, administrators and assigns, at any time thereafter, to sell the premises hereby granted, or any part thereof, in the manner prescribed by law; and out of all the moneys arising from such sale to retain the amount then due for principal and interest, together with the costs and charges of making such sale, and the overplus, if any there be, shall be paid by the part Y making such sale, on demand, to said Fred L. Crose

heirs and assigns

In Witness Whereof, The said part Y of the first part has hereunto set her hand and seal the day and year first above written.

Signed, Sealed and delivered in presence of

Lela J. Litwin (SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF KANSAS,

Douglas County, ss.

Be It Remembered, That on this 5th day of April A. D. 1954

before me, Edw. W. Allen, a Notary Public

in and for said County and State, came Lela J. Litwin, a single person

to me personally known to be the same person who executed the foregoing instrument of writing, and duly acknowledged the execution of the same.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal on the day and year last above written.



My Commission expires July 21 1954

Edw. W. Allen Notary Public

Recorded April 5, 1954 at 2:00 P. M.

RELEASE.

The note herein described having been paid in full, this mortgage is hereby released, and the lien thereby created discharged. As Witness my hand this 24 day of Nov. 1958.

Fred L. Crose

Harold A. Beck Register of Deeds

Marie Wilson
By Marie Wilson