

401

Reg. No. 10,311
Fee Paid \$6.25

52745 BOOK 106

This Indenture, Made this 26th day of May
A. D. 19 54, between Ruby F. Dixon and her husband, William L. Dixon

of Frankfort, in the County of Franklin and State of Kentucky
of the first part, and The Douglas County Building and Loan Association of the second part.

Witnesseth, That the said part 1st of the first part, in consideration of the sum of
Twenty Five Hundred and no/100 DOLLARS
to them duly paid, the receipt of which is hereby acknowledged, have sold and by these presents do
grant, bargain, sell and Mortgage to the said party of the second part, its 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:

Lots Nos. Two Hundred Sixty (260) and Two Hundred Sixty Two (262)
in Subdivision of the South Half of Block No. Five (5) in that part
of the City of Lawrence, formerly known as North Lawrence.

with all the appurtenances, and all the estate, title and interest of the said part 1st of the first part therein.
And the said parties of the first part
do hereby covenant and agree that at the delivery hereof they are the lawful owners of
the premises above granted, and seized of a good and indefeasible estate of inheritance therein, free and clear
of all incumbrances

This grant is intended as a mortgage to secure the payment of Twenty Five Hundred and no/100
Dollars, according to the terms of one certain note this day executed and delivered by the said
part 1st of the first part to the said part 2nd of the second part

and this conveyance shall be 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 party of the second
part, its successors 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 party making such sale, on demand, to said
parties of the first part, their heirs and assigns.

In Witness Whereof, The said part 1st of the first part have hereunto set their
hands and seals the day and year first above written.

Signed, Sealed and delivered in presence of

Justia J. T. T. T.

Ruby F. Dixon (SEAL)
William L. Dixon (SEAL)

Kentucky
STATE OF KANSAS
Franklin County, } ss.

Be It Remembered, That on this 6th day of July A. D. 19 54
before me, the undersigned, a Notary Public in and
for said County and State, came Ruby F. Dixon and her husband,
William L. Dixon

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

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 4 19 56 Anita M. Fields Notary Public

Harold A. Beck Register of Deeds

4th
The notary herein described having been duly sworn, this mortgage
is hereby acknowledged, and the same is hereby recorded, acknowledged.
As Witness my hand this 3rd day of May, 1954.
By Marie Wilson
The Douglas County Building and Loan Association.
By Anita M. Sawyer, Trust Secretary.