

MORTGAGE

(No. 52A)

Boyles Legal Blanks - Cesh Stationery Co., Lawrence, Kansas

This Indenture, Made this 9th day of July
A. D. 19 54, between A. B. Leonard and Alice E. Leonard, Husband and wife

of Lawrence, in the County of Douglas and State of Kansas
of the first part, and E. Rice Phelps

party of the second part.

Witnesseth, That the said part 1st of the first part, in consideration of the sum of
*****Eleven Hundred Ten and 60/100***** DOLLARS,

to him 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 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:

The South 57 feet of the West 131.2 feet of Lot 3 in Block 4 and
the North 50 feet of the West 131.2 feet of Lot 4, all in Block 4
in that part of the City of Lawrence, known as South Lawrence, in
Douglas County, Kansas

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 owner 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 Eleven Hundred Ten and 60/100
Dollars, according to the terms of one certain Note this day executed and delivered by the
said Parties of the First Part to the
said party 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 his executors, administrat-
ors and assigns, at any time thereafter, to sell the premises hereby granted, or any part thereof, in the manner pre-
scribed 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 of
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

A. B. Leonard (SEAL)
Alice E. Leonard (SEAL)
(SEAL)
(SEAL)

STATE OF KANSAS,

Douglas County,

ss.

BE IT REMEMBERED, That on this 9th day of July A. D. 19 54

before me, The undersigned a Notary Public

in and for said County and State, came A. B. Leonard and

Alice E. Leonard

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 Jan. 15 19 58 Harry C. Morgan Notary Public



Recorded July 10, 1954, at 9:30 A.M.

REEL A-1.

The note herein described having been paid in full, this mortgage is hereby released, and the same is
hereby created dissolved. A. Witness my hand and seal this 10th day of July, 1954.

E. Rice Phelps

Harold A. Beck
E. Rice Phelps
By E. Rice Phelps