

MORTGAGE 58980 Book 112 (No. 52K) Boyles-Legal Blanks-CASH STATIONERY CO.-Lawrence, Kansas

This Indenture, Made this 1st. day of March, 1956 between  
Olen C. Kelley and Hazel M. Kelley, husband and wife

of Eudora, in the County of Douglas, and State of Kansas  
part 108 of the first part, and KAW VALLEY STATE BANK, EUDORA, KANSAS

~~Two thousand and no/100~~ part Y of the second part.

Witnesseth, that the said part 108 of the first part, in consideration of the sum of  
Two thousand and no/100 DOLLARS

to them duly paid, the receipt of which is hereby acknowledged, have sold, and by  
this indenture do GRANT, BARGAIN, SELL and MORTGAGE to the said part Y of the second part, the  
following described real estate situated and being in the County of Douglas and State of  
Kansas, to-wit: Lots Nos. 4-5 & 6 and the North one-half of Lot 7, in Block No. 73,  
in the City of Eudora, Kansas.

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

And the said part 108 of the first part do hereby covenant and agree that at the delivery hereof they are the lawful owner of  
of the premises above granted, and seized of a good and indefeasible estate of inheritance therein, free and clear of all Incumbrances,

and that they will warrant and defend the same against all parties making lawful claim thereto.

It is agreed between the parties hereto that the part 108 of the first part shall at all times during the life of this Indenture, pay all taxes  
and assessments that may be levied or assessed against said real estate when the same becomes due and payable, and that they  
keep the buildings upon said real estate insured against fire and tornado in such sum and by such insurance company as shall be specified and  
directed by the part Y of the second part, the loss, if any, made payable to the part Y of the second part to the extent of its  
interest. And in the event that said part 108 of the first part shall fail to pay such taxes when the same become due and payable or to keep  
said premises insured as herein provided, then the part Y of the second part may pay said taxes and insurance, or either, and the amount  
so paid shall become a part of the indebtedness, secured by this Indenture, and shall bear interest at the rate of 10% from the date of payment  
until fully repaid.

THIS GRANT is intended as a mortgage to secure the payment of the sum of  
Two thousand and no/100 DOLLARS,

according to the terms of 008 certain written obligation for the payment of said sum of money, executed on the 1st.  
day of March 1956, and by said terms made payable to the part Y of the second  
part, with all interest accruing thereon according to the terms of said obligation and also to secure any sum or sums of money advanced by the  
said part Y of the second part to pay for any insurance or to discharge any taxes with interest thereon as herein provided. In the event  
that said part Y of the first part shall fail to pay the same as provided in this Indenture.

And this conveyance shall be void if such payments be made as herein specified, and the obligation contained therein fully discharged.  
If default be made in such payments or any part thereof or any obligation created thereby, or interest thereon, or if the taxes on said real  
estate are not paid when the same become due and payable, or if the insurance is not kept up, as provided herein, or if the buildings on said  
real estate are not kept in as good repair as they are now, or if waste is committed on said premises, then this conveyance shall become absolute  
and the whole sum remaining unpaid, and all of the obligations provided for in said written obligation, for the security of which this Indenture  
is given, shall immediately mature and become due and payable at the option of the holder hereof, without notice, and it shall be lawful for  
the said part Y of the second part to take possession of the said premises and all the improvements  
thereon in the manner provided by law and to have a receiver appointed to collect the rents and benefits accruing therefrom; and to  
sell the premises hereby granted, or any part thereof, in the manner prescribed by law, and out of all moneys arising from such sale to  
retain the amount then unpaid of principal and interest, together with the costs and charges incident thereto, and the overplus, if any there be,  
shall be paid by the part 108 making such sale, on demand, to the first part 108.

It is agreed by the parties hereto that the terms and provisions of this Indenture and each and every obligation therein contained, and all  
benefits accruing therefrom, shall extend and inure to, and be obligatory upon the heirs, executors, administrators, personal representatives,  
assigns and successors of the respective parties hereto.

In Witness Whereof, the part 108 of the first part has hereunto set their hand and seal the day and year  
last above written.

Olen C. Kelley (SEAL)  
Hazel M. Kelley (SEAL)

STATE OF KANSAS

COUNTY OF DOUGLAS

ss.

BE IT REMEMBERED, that on this 1st. day of March, A. D., 1956

before me, a Notary Public

came Olen C. Kelley and Hazel M. Kelley, his wife

to me personally known to be the same person who executed the foregoing instrument 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 August 12th, 1959

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W. C. Mercier

Notary Public

Recorded March 12, 1956 at 10:45 A.M. Release

I, the undersigned owner of the within mortgage, do hereby acknowledge

in full payment of the debt secured thereby, and authorize the

Register of Deeds to enter the discharge of this mortgage of record.

Paul Valley State Bank, Eudora, Kansas.

W. C. Mercier, Esq. Vice Pres.

W. C. Mercier, Esq. Mortgagee - Owner.

This release  
was written  
in the original  
mortgage

entered  
this day  
of March  
1956

Harold A. Beck  
Register of Deeds

Francis M. Jones

[Imp. Seal]

Register of Deeds