

MORTGAGE 61511 BOOK 114

This Indenture Made this 19th day of December
in the year of our Lord nineteen hundred and fifty six
by and between MARCUS J. RANKIN and AVIS RUTH RANKIN, his wife,

of the County of Shawnee RALPH M. LOUIS, and State of Kansas, parties of the first part, and
~~of the County of Shawnee, State of Kansas, parties of the first part, and~~
~~of the County of Shawnee, State of Kansas, parties of the second part.~~

Witnesseth, That the said parties of the first part, in consideration of the sum of
THREE THOUSAND EIGHT HUNDRED AND NO/100 ----- DOLLARS,
to them in hand paid, the receipt whereof is hereby acknowledged, do by these presents GRANT,
BARGAIN, SELL and CONVEY unto the said party of the second part, its successors and
assigns, all of the following described real estate, situated in the County of Douglas
and State of Kansas, to-wit:

The South Eighty (80) acres of the North One Hundred Thirty (130)
acres of the Northwest Quarter of Section Two (2), Township Twelve
(12) South, Range Seventeen (17) East of the Sixth Principal Meridian.

To Have and to Hold the same, with all and singular the hereditaments and appurtenances
thereunto belonging or in anywise appertaining, and all rights of homestead exemption, unto the
said party of the second part, and to its successors and assigns, forever. And the said parties of
the first part do hereby covenant and agree that at the delivery hereof, that 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, and that they will warrant and defend the same in
the quiet and peaceable possession of said party of the second part, its successors and assigns,
forever, against the lawful claims of all persons whomsoever.

Provided, Always, and these presents are upon the following agreements, covenants and
conditions, to-wit:

FIRST. That the parties of the first part are justly indebted to the party of the second part
in the sum of THREE THOUSAND EIGHT HUNDRED AND NO/100 ----- DOLLARS,
according to the terms of one certain mortgage note of even date herewith,
executed by said parties of the first part, in consideration of the actual loan of the said sum, and
payable as follows: The sum of One Hundred Fifteen and 61/100 Dollars (\$115.61) on the
26th day of each and every month, beginning with January 26, 1957, up to and
including Nov. 26, 1959, the balance then due to be payable Dec. 26, 1959
each such monthly payment shall be applied first to the payment of interest and any
balance of such monthly payment remaining after the payment of such interest shall be
applied in reduction of the principal hereof; said interest to be computed
to the order of the said party of the second part with interest thereon at the rate of six per
cent per annum, payable semi-annually, on the first days of and
in each year, according to the terms of said note; both
principal and interest and all other indebtedness accruing hereunder being payable in lawful
money of the United States of America, at ~~the place of payment designated in said note~~
Topeka, Kansas, or at such other place as the legal holder of the principal note may in writing designate,
and said note bearing ten per cent interest after maturity.