

68267 BOOK 120

MORTGAGE

THIS INDENTURE, Made this 14th day of January, 1959, between THE LAWRENCE COUNTRY CLUB, a corporation, of Douglas County, Kansas, party of the first part, and THE LAWRENCE NATIONAL BANK OF LAWRENCE, KANSAS, party of the second part.

WITNESSETH, that the said party of the first part, in consideration of the sum of FIFTY-FIVE THOUSAND and no/100 DOLLARS to it duly paid, the receipt of which is herety acknowledged, has sold, and by this indenture does GRANT, BARGAIN, SELL and MORTGAGE to the said party of the second part, the following described real estate situated and being in the County of Douglas and State of Kansas, to-wit:

- (1) The North Half of the Southeast Quarter of Section 26, except the following described property deeded August 30, 1895, to Henry S. Clarke; Beginning 16 chains and 40 links South of the Northeast corner of the said Southeast Quarter of Section 26; thence South along the Section line 3 chains and 60 links to the South line of the North Half of the Southeast Quarter; thence West along the South line of said North Half of the Southeast Quarter 4 chains and 40 links to center of road; thence Northeast along the center of road to beginning, subject to said road, also less the tract described in the Deed recorded in Book 191, Page 281, also
- (2) The West 50 acres of a tract described as the South Half of the Northeast Quarter of Section 26, less right of way for street over the North 30 feet of the Southeast Quarter of said Northeast Quarter, also less the following described tract: Beginning at the Southeast corner of the Northwest Quarter of said Northeast Quarter; thence West $1\frac{1}{2}$ rods; thence South 16 rods; thence East 20 rods; thence North 16 rods; thence West $18\frac{1}{2}$ rods to the place of beginning, being 48 acres, also
- (3) Commencing at the Southwest corner of the North Half of the Northeast Quarter of Section 26; thence North 4.32 chains; thence East 4 chains; thence Southeast to a point on the South line of the North Half of said Northeast Quarter Section 12 $\frac{1}{2}$ chains East from point of beginning; thence West to place of beginning, all in Township 12 South, Range 19 East of the Sixth P. M.,

above real estate

with all improvements thereon and fixtures, including air conditioning equipment attached thereto, and with appurtenances and all the estate, title and interest of the said party of the first part therein.

And the said party of the first part does hereby covenant and agree that at the delivery hereof it 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, except mortgage to THE LAWRENCE NATIONAL BANK, dated January 28, 1953, and recorded March 6, 1953, in Volume 103, page 399, of the records in the Office of the Register of Deeds of Douglas County, Kansas; mortgage to the LAWRENCE NATIONAL BANK, dated May 10, 1956, and recorded May 31, 1956, in Volume 112, page 440, of said Douglas County records, and mortgage to THE LAWRENCE NATIONAL BANK, dated May 10, 1956, recorded May 31, 1956, in Volume 112, page 445 of said Douglas County records; the unpaid balances of which mortgages are respectively in the amounts of \$9000.00, \$4700.00 and \$3550.00; and that it will warrant and defend the same against all parties making lawful claim thereto.

For Part of Release See Book 132 Page 10