

Reg. No. 16,442  
Fee Paid \$6.25

75627 BOOK 126

MORTGAGE

(No. 22A)

Boyles Legal Blanks-FOREE PRINTING CO.-Lawrence, Kansas

**This Indenture,**

Made this 29th day of July

A. D. 1960, between Max D. Kepple and Theda C. Kepple, husband and wife

of Baldwin, in the County of Douglas and State of Kansas  
of the first part, and The Baldwin State Bank, Baldwin, Kansas

of the second part.

Witnesseth, That the said parties of the first part, in consideration of the sum of Twenty Five Hundred 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:

Beginning at the Southwest Corner of the Northeast Quarter, thence East 107.75 rods, North 48 rods, West 107.75 rods, South 48 rods to the place of beginning, containing 32-1/3 acres, also the Northeast Quarter of the Southwest Quarter containing 40 acres and all being in Section 20, Township 14, Range 20.

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

And the said Max D. Kepple and Theda C. Kepple

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 Twenty Five Hundred Dollars, according to the terms of one certain note this day executed and delivered by the said Max D. Kepple and Theda C. Kepple 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, its executors, administrators 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 surplus, if any there be, shall be paid by the party making such sale, on demand to said Max D. Kepple and Theda C. Kepple

their heirs and assigns

In Witness Whereof, The said parties of the first part have hereunto set their

hand and seal the day and year first above written.

Signed, Sealed and delivered in presence of

Max D. Kepple (SEAL)  
Theda C. Kepple (SEAL)

STATE OF KANSAS,

Douglas, County

ss:

BE IT REMEMBERED, That on this 29 day of July A. D. 1960

before me, C. B. Butell, a Notary Public

in and for said County and State, came Max D. Kepple and Theda C. Kepple, husband and wife

to me personally known to be the same persons 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 10-6-1960.

Notary Public



Recorded January 3, 1961 at 10:10 A.M.

RELEASE

I the undersigned, owner of the within mortgage, do hereby acknowledge the full payment of the debt secured thereby, and authorize the Register of Deeds to enter the discharge of this mortgage of record. Dated this 12th day of September 1961.

Hale Steele, Cashier

(Corp. Seal)

Baldwin State Bank  
Donald C. Nutt, Exec. Vice President  
Mortgagee. Owner.

This release was written on the original mortgage dated 12th day of September 1961

Harold A. Beck  
Register of Deeds