

MORTGAGE—Standard Form

(No. 22 B)

F. I. BOYLES, Publisher of Legal Blanks, Lawrence, Kansas

This Indenture,

Made this 75779 BOOK 127
11th day of JanuaryA. D. 19 61, between C. T. Taul and Betty J. Taul, Husband and wifeof 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 part ies of the first part, in consideration of the sum of Eight Thousand and no/100 ----- 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 part ies of the second part its successors 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 Northeast Quarter of the Northwest Quarter of Section 3;
the North Half of the Northeast Quarter, less $2\frac{1}{4}$ acres in the Northeast corner for Cemetery, of said Section 3; and the Southeast Quarter of the Northeast Quarter of said section 3; all in Township 15 South, Range 19 East of the Sixth Principal Meridian, less highway, and
Beginning 44 rods East of the Southwest corner of the Southeast Quarter of Section 34, Township 14 South, Range 19 East of the Sixth Principal Meridian, thence run North 19 rods, thence East 36 rods, thence North 1 rod, thence East 80 rods to the East line of said Quarter Section, thence south 20 rods to the Southeast corner of said Quarter Section, thence West on the South line of Said Quarter Section to the place of beginning, less highway.

with all the appurtenances, and all the estate, title and interest of the said part ies of the first part therein.
And the said C. T. Taul and Betty J. Taul, Husband and wife
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 Eight Thousand and no/100 ----- Dollars, according to the terms of one certain note this day executed and delivered by the said C. T. Taul and Betty J. Taul, Husband and wife to the said part y of the second part The Baldwin State Bank, Baldwin, Kansas

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 part y 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 overplus, if any there be, shall be paid by the part making such sale, on demand, to said

heirs and assigns

In Witness Whereof, The said part ies 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

C. T. Taul (SEAL)C. T. Taul (SEAL)Betty J. Taul (SEAL)Betty J. Taul (SEAL)