

STATE OF KANSAS
COUNTY OF DOUGLAS

BE IT REMEMBERED, that on this 27 day of June, A. D. 1961, before me, the undersigned, a Notary Public in and for the County and State aforesaid, came Darwin K. Benton and Melda L. Benton, his wife who are personally

known to me to be the same person is who executed the within instrument of writing, and such person is duly acknowledged the execution of the same.

IN TESTIMONY WHEREOF, I have hereunto set my hand and Notarial Seal the day and year last above written.



E. C. Place
Notary Public E. C. Place

Recorded June 28, 1961 at 9:55 A.M.

Harold A. Beck Register of Deeds

Reg. No. 16,868
Fee Paid \$26.50

FHA Form No. 112a
(Rev. January 1961)

77341 BOOK 128

MORTGAGE

THIS INDENTURE, Made this 24th day of June, 1961, by and between
Theodore C. Baird and Kathleen A. Baird, his wife
of Lawrence, Kansas, Mortgagee, and
CAPITOL FEDERAL SAVINGS AND LOAN ASSOCIATION
under the laws of the United States, a corporation organized and existing
Mortgagee:

WITNESSETH, That the Mortgagee, for and in consideration of the sum of Ten Thousand Six Hundred Fifty and No/100 Dollars (\$10650.00), the receipt of which is hereby acknowledged, does by these presents mortgage and warrant unto the Mortgagee, its successors and assigns, forever, the following-described real estate, situated in the County of Douglas, State of Kansas, to wit:

The East Half of Lot No. Nine (9), and the North 5 feet of the East Half of Lot No. Ten (10), all in Block No. Eleven (11), in Baskett Place, an Addition to the City of Lawrence, Douglas County, Kansas.

(It is understood and agreed that this is a purchase money mortgage.)

TO HAVE AND TO HOLD the premises described, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, and the rents, issues and profits thereof; and also all apparatus, machinery, fixtures, chattels, furnaces, heaters, ranges, mantles, gas and electric light fixtures, elevators, screens, screen doors, awnings, blinds and all other fixtures of whatever kind and nature at present contained or hereafter placed in the buildings now or hereafter standing on the said real estate, and all structures, gas and oil tanks and equipment erected or placed in or upon the said real estate or attached to or used in connection with the said real estate, or to any pipes or fixtures therein for the purpose of heating, lighting, or as part of the plumbing therein, or for any other purpose appertaining to the present or future use or improvement of the said real estate, whether such apparatus, machinery, fixtures or chattels have or would become part of the said real estate by such attachment thereto, or not, all of which apparatus, machinery, chattels and fixtures shall be considered as annexed to and forming a part of the freehold and covered by this mortgage; and also all the estate, right, title and interest of the Mortgagee of, in and to the mortgaged premises unto the Mortgagee, forever.

And the Mortgagee covenants with the Mortgagee that he is lawfully seized in fee of the premises hereby conveyed, that he has good right to sell and convey the same, as aforesaid, and that he will warrant and defend the title thereto forever against the claims and demands of all persons whomsoever.