

This Indenture,

2868 BOOK 141

Made this 16th day of September
A. D. 1965 between Clifford E. Rice and Gertrude Rice, his wife and
Clifford J. Rice, a single man

of Long Beach in the County of Los Angeles and State of California
of the first part, and THE WELLSVILLE BANK, Wellsville, Kansas, of the second part.

Witnesseth, That the said part ies of the first part, in consideration of the sum of SIXTY FIVE HUNDRED FIFTY 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 Y of the second part, its successors, trustees 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 West one-half of the North one-half of the South three-fourths of the Southwest Quarter of Section Seven (7), Township Fifteen (15), South, Range Twenty-one (21), East of the Sixth Principal Meridian

with all the appurtenances, and all the estate title and interest of the said part ies of the first part therein. And the said Clifford E. Rice and Gertrude Rice and Clifford J. Rice do hereby covenant and agree that at the delivery hereof 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 whatsoever.

This grant is intended as a mortgage to secure the payment of SIXTY FIVE HUNDRED FIFTY AND NO/100 Dollars, according to the terms of ONE certain Mortgage Note - this day executed and delivered by the said Clifford E. Rice and Gertrude Rice and Clifford J. Rice to the said part Y 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 successors, trustees 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 party making such sale, on demand, to said Clifford E. Rice and Gertrude Rice and Clifford J. Rice

their heirs and assigns

In Witness Whereof, The said part ies 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

Clifford E. Rice (SEAL)
Gertrude Rice (SEAL)
Clifford J. Rice (SEAL)

STATE OF CALIFORNIA
Los Angeles County.

Be It Remembered, That on this 25th day of September A. D. 1965 before me, FRED H. IKEGUCHI, a Notary Public in and for said County and State, came Clifford E. Rice, Gertrude Rice, Clifford J. Rice 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

My Commission Expires June 28, 1967



FRED H. IKEGUCHI
Notary Public - California
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY

Fred H. Ikeguchi Notary Public

Recorded October 5, 1965 at 1:59 P.M.

By Janice Parn Register of Deeds
By Blue Newton Deputy