

Reg. No. 6,052  
Fee Paid \$5.00

MORTGAGE—REAL ESTATE BOOK 162

P-15-2TW

26609

Hall Litho. Co., Inc., Topeka

**26609**  
**REGISTRATION FEE**  
No. 6,052  
Indebtedness \$ 2,050.00 Fee \$ 5.00  
Made this 1st day of September 1971  
Register of Deeds, Douglas Co., Kansas

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STATE OF KANSAS,  
Douglas County, } ss.  
This instrument was filed for record on the  
1st day of September  
19 71 at 9:33 o'clock A M., and  
recorded in Book  
at page

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Register of Deeds.  
By \_\_\_\_\_ Deputy.  
FEE \$ 5.00  
Registration fee,  
Register of Deeds, for recording \$ 3.00

THIS INDENTURE, Made this 30th day of August  
19 71, between  
Harvey Houchin and Ruth Houchin, husband and wife  
Wellsville  
of Franklin County, in the State of Kansas  
as mortgagor, and  
The Baldwin State Bank  
Baldwin City  
of Douglas County, in the State of Kansas  
as mortgagee is as follows:  
In consideration of the sum of  
Two thousand and fifty - - - - - and no DOLLARS,  
100  
the receipt of which is hereby acknowledged, mortgagor hereby mortgages and  
warrants unto mortgagee, his/its heirs and assigns, all the following-described  
real estate situated in Douglas County, Kansas,  
to-wit,  
Lot 120 and the East One-half of Lot 122 less  
a tract 15 feet wide east and west and 50 feet  
long north and south out of the southeast corner  
of lot 120, all on King Street in Baldwin City,  
Kansas.

TO HAVE AND TO HOLD THE SAME, Together with all and singular the tenements, hereditaments and appurtenances  
thereunto belonging or in anywise appertaining, forever. Mortgagor hereby covenants and agrees that at the delivery of this  
instrument mortgagor is the lawful owner of said property, and is seized of a good and indefeasible estate of inheritance therein,  
free and clear of all incumbrances except a first mortgage to the Baldwin State Bank, Baldwin City, Kansas  
and that mortgagor will warrant and defend the same against all claims whatsoever.  
Mortgagor agrees to pay all taxes assessed on said premises before any penalties or costs accrue thereon, and to keep said  
premises in good condition and repair and insured in favor of mortgagee in the sum of  
DOLLARS  
in an insurance company satisfactory to mortgagee.  
This mortgage is given to secure the payment of a note in the sum of \$ 2,050.00 - - - to mortgagee, with interest,  
which shall be paid as follows:  
Interest payable monthly beginning Oct. 7th at 8%

NOW, if mortgagor shall pay or cause to be paid to mortgagee the above sum of money, together with the interest thereon,  
according to the terms and tenor of said note, then this mortgage shall be wholly discharged and void; and otherwise it shall  
remain in full force and effect. If said indebtedness, or any part thereof, or any interest thereon, is not paid when due, or if the  
taxes and assessments of every nature which are or may be assessed and levied against said premises, or any part thereof, are  
not paid when the same are by law due and payable, or if said insurance is not maintained by mortgagor, or if mortgagor does  
not maintain said property in good condition and repair, then the whole of said indebtedness, and interest thereon, shall become  
due and payable, at the option of the holder hereof, and said mortgagee shall be entitled to the possession of said premises, and  
may foreclose this mortgage and pursue any other lawful action available to mortgagee.  
Executed by mortgagor on the day and year first above written.

Harvey Houchin  
Harvey Houchin  
Ruth Houchin  
Ruth Houchin

STATE OF KANSAS, Douglas COUNTY, ss.  
BE IT REMEMBERED, That on this 30th day of August, 1971, before me, the  
undersigned, a Notary Public in and for the County and State aforesaid, came  
Harvey Houchin and Ruth Houchin, husband and wife  
who are personally known to me to be the same person S who executed the above mort-  
gage, and duly acknowledged the execution of the same.  
IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal on the  
day and year last above written.  
Donald O. Nutt  
Donald O. Nutt Notary Public.  
My commission expires March 8, 1974



Recorded September 1, 1971 at 9:33 A.M.

James B. Brown Register of Deeds