

MORTGAGE RECORD No. 42.

MORTGAGE Standard Form. JOHNSON CO. PRINTERS, BINDERS AND BOOK MAKERS, LAWRENCE, KAN.

This Indenture, Made this 15 day of June in the year of our Lord, nine hundred and five between Robert Carpenter and Mary E. Carpenter of Waharusa in the County of Douglas and State of Kansas, of the first part, and E. E. Cackle of the second part:

Witnesseth, That the said parties of the first part, in consideration of the sum of Three 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 part of the second part her 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 North Twenty (20) acres of the West Sixty (60) acres of the South West quarter of Section Number twenty-seven (27) in township twelve (12) Range Thirteen (13) in said County and State.

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

This Grant is intended as a Mortgage to secure the payment of the sum of Three Hundred Dollars according to the terms of one certain note this day executed and delivered by the said parties of the first part to the said part of the second part payable four years after date with interest in meantime according to coupons attached to said note and 10 p.c. after maturity or default

and this conveyance shall be void if such payments be made as herein specified. But if default be made in such payment, 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 of the second part her 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 sales to retain the amount then due for principal and interest, together with the cost and charges of making such sales, and the surplus, if any there be, shall be paid by the part making such sale, on demand, to said Parties of the first part, their heirs and assigns.

IN WITNESS WHEREOF, The said parties 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

Hugh BlairRobert CarpenterMary E. Carpenter

STATE OF KANSAS,

Douglas CountyBE IT REMEMBERED, That on this 15 day of June A. D. 1904, before meHugh Blair Notary Public in and for said County and State, came Robert Carpenter and Mary E. Carpenter his wifeperson to me personally known to be the same person who executed the foregoing instrument 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 15 Dec. 1905Hugh Blair

Notary Public.

Filed for Record the 15 day of June A. D. 1904, at 10 o'clock P. M.W. W. Armstrong Register of Deeds.

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Register of Deeds.

Deputy.

This mortgage is evidence of the original instrument. The note herein described having been paid in full this mortgage is hereby released and the same hereby canceled. Witness my hand this 16 day of June, A.D. 1904. E. E. Cackle.

Recorded June 16, 1904. W. W. Armstrong, Register of Deeds.