

MORTGAGE RECORD No. 42.

MORTGAGE Standard Form. Journal Co. Printers, Binders and Blank Book Makers, Lawrence, Kan.

This Indenture, Made this 14th day of December in the year of our Lord, 1924 and Five (1924), between Belle Jeans, a widow, of Lawrence in the County of Douglas and State of Kansas, of the first part, and Wm. S. Sinclair of the second part:

Witnesseth, That the said part of the first part, in consideration of the sum of Three Hundred and Fifty (\$350) Dollars, to her duly paid, the receipt of which is hereby acknowledged, has sold, and by these presents doth grant, bargain, sell and mortgage to the said part of the second part his 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:

Lot number Twenty (20), in Block number Fourteen (14), of Lane Stage Addition, in the City of Lawrence,  
Part of the first part hereby agrees to maintain insurance of \$500. on the buildings now or to be erected on said premises, for the benefit of the said second party, his heirs or assigns, during the term of this loan.

with all the appurtenances, and all the estate, title and interest of the said part of the first part therein. And the said Belle Jeans doth hereby covenant and agree that at the delivery hereof she is the lawful owner of the premises, above granted, and seized of a good and inalienable estate of inheritance therein, free and clear of all incumbrances and that she will warrant and defend the same in the quiet and peaceful possession of the said party of the second part, heirs or assigns, against all persons lawfully claiming the same. This Grant is intended as a Mortgage to secure the payment of the sum of \$350.

according to the terms of note certain mortgage note this day executed and delivered by the said part of the first part to the said part of the second part due in five years from date hereof with interest from date to maturity so evidenced by coupons attached thereto, with interest after maturity or default at the rate of 10% per annum until fully paid in cash or to be satisfied out of some security property. 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 his 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 overplus, if any there be, shall be paid by the party making such sale, on demand, to said party of the first part, her, heirs and assigns.

IN WITNESS WHEREOF, The said part of the first part has hereunto set her hand and seal the day and year first above written.

Signed, Sealed and Delivered in Presence of Belle Jeans [SEAL]  
[SEAL]  
[SEAL]

STATE OF KANSAS,  
Douglas County

BE IT REMEMBERED, That on this 14th day of December A. D. 1924, before me the undersigned a Notary Public in and for said County and State, came Belle Jeans, a widow,



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 Mo. 28th 1925 Joseph O. Rogers Notary Public.

Filed for Record the 16th day of Dec. A. D. 1924, at 2 o'clock P. M.

J. D. Armstrong Register of Deeds.  
By J. D. Armstrong Deputy.

In consideration of full payment of the within mortgage I hereby release the same this 15th day of December, 1924.  
Wm. S. Sinclair  
Attch: W. S. Sinclair  
By J. D. Armstrong