

MORTGAGE RECORD No. 42.

MORTGAGE Standard Form. JOHNSON CO., Printers, Binders and Blank Book Makers, Lawrence, Kas.

This Indenture, Made this First day of March in the year of our Lord, Nineteen
Hundred and five, between R.B. Overton (widower)
of Baldwin in the County of
Douglas and State of Kansas, of the first part, and
H. M. Butler of the second part:

Witnesseth, That the said part 1 of the first part, in consideration of the sum of
Five hundred Dollars,
to him duly paid, the receipt of which is hereby acknowledged, has sold, and by these presents do grant, bargain, sell and mortgage
to the said part 2 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:
The North half (1/2) of Lots Eighty three (83) Eighty five (85) and
Eighty seven (87) on Jersey Street Baldwin Kansas.

with all the appurtenances, and all the estate, title and interest of the said part 1 of the first part therein. And the said
R.B. Overton do hereby covenant and agree that
at the delivery hereof he 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.

This Grant is intended as a Mortgage to secure the payment of the sum of
Five hundred Dollars.
according to the terms of one certain Note and Six Cents this day executed
and delivered by the said R.B. Overton to the said part 2 of the second part
his heirs and assigns.

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 2 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 part 2 making such sale, on demand, to said R.B. Overton
heirs and assigns.

IN WITNESS WHEREOF, The said part 1 of the first part has hereunto set his hand and seal the day and year first above
written.

Signed, Sealed and Delivered in Presence of
R.B. Overton [SEAL.]
[SEAL.]
[SEAL.]

STATE OF KANSAS,
County of Douglas } ss.

BE IT REMEMBERED, That on this 13th day of March A. D. 1905, before me
John M. Newton a Notary Public in and for said County and State, came
R.B. Overton

LS 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 Apr 11th 1907 John M. Newton Notary Public.

Filed for Record the 13th day of March A. D. 1905, at 4²⁵ o'clock P. M.
W. W. Cunningham Register of Deeds.
Deputy.