

## MORTGAGE RECORD No. 42.

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

This Indenture, Made this thirtieth day of February in the year of our Lord, one thousand and four (1904) between Mary Angelina Adams (a widow) of Lawrence in the County of Douglas and State of Kansas, of the first part, and W. C. Menger of the second part:

Witnesseth, That the said party of the first part, in consideration of the sum of Three hundred and twenty nine (\$329.00) Dollars, to her duly paid, the receipt of which is hereby acknowledged, has sold, and by these presents do grant, bargain, sell and mortgage to the said party 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 South one half of lot number Thirty three (33) and all of lot number Thirty five (35) New Hampshire street in the City of Lawrence.

Said party of the first part shall have the privilege of paying the whole or any part of the principal amount before due and interest shall cease on the amount paid.

with all the appurtenances, and all the estate, title and interest of the said party of the first part therein. And the said Mary Angelina Adams do 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 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

(\$329.00) according to the terms of one certain note this day executed and delivered by the said Mary Angelina Adams to the said party of the second part and due in two years with interest at the rate of 6% per annum from date until paid interest payable annually.

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 party 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 Mary Angelina Adams heirs and assigns.

IN WITNESS WHEREOF, The said party 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

Mame Adams  
W. C. Menger

Mary Angelina Adams [SEAL]

mark [SEAL]

[SEAL]

STATE OF KANSAS,  
County of Douglas ss.

BE IT REMEMBERED, That on this 19 day of February A. D. 1904, before me W. C. Menger a Notary Public in and for said County and State, came

Mary Angelina Adams (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 Sept. 16 1904

W. C. Menger Notary Public.

Filed for Record the 23 day of May A. D. 1904, at 3 o'clock P. M.

A. W. Armstrong Register of Deeds.  
By Eric D. Armstrong Deputy.

This conveyance is endorsed on the original instrument. The note from which this mortgage is derived is hereby assigned to the undersigned by the said party of the first part. Witness my hand this 30th day of September, 1904. W. C. Menger.

Recorded Sept. 3, 1904  
L. J. C. Menger  
Register of Deeds.