

MORTGAGE RECORD No. 45.

MORTGAGE STANDARD FORM. Gazette Co., Printers, Binders and Blank Book Makers, Lawrence, Kan.

This Indenture, Made this 25th day of November in the year of our Lord 1908
hundred & eight, between Peter Nalston, an unmarried man
 of _____ in the County of _____

Douglas and State of Kansas, of the first part, and _____
Wm. T. Sinclair, of the second part:

Witnesseth, That the said part y of the first part, in consideration of the sum of
Three Hundred and Fifty \$350.00 DOLLARS,
 to him duly paid, the receipt of which is hereby acknowledged, have sold, and by these presents doth grant, bargain, sell and mortgage
 to the said part y 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 half of the North West
quarter of Section No. Thirty (30) in Township
No. Thirteen (13) South, of Range No. Twenty
(20), East of the 6th P. M.

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

Peter Nalston doth 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 indefeasible
 estate of inheritance therein, free and clear of all incumbrances and that he will warrant and
defend the same in the quiet & peaceable possession of
his heirs forever against all persons lawfully
claiming the same. This Grant is intended as a Mortgage to secure the payment of the sum of

_____ according to the terms of one certain mortgage note this day executed

and delivered by the said part y of the first part to the said part y of the second part
due in 5 years from date, principal interest from date & maturity is evidenced by coupons
attached thereto, and interest after maturity or default at the rate of 10% per annum
until fully paid in cash or by promissory notes to be hereafter described premises.

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 y 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 y making such sale, on demand, to said part y of the first part, his
 heirs and assigns.

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

Signed, Sealed and Delivered in presence of

Peter Nalston [SEAL]

[SEAL]

[SEAL]

[SEAL]

STATE OF KANSAS,

County of Douglas } ss.

BE IT REMEMBERED, that on this 25 day of November A. D. 1908, before me,

the undersigned a Notary Public in and for said County and State, came

Peter Nalston, an unmarried man

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 October 13th 1909

E. G. Hawk Notary Public.

Filed for Record the 27 day of Nov, A. D. 1908, at 10 o'clock A. M.

Alb. Armstrong Register of Deeds,
By C. C. Armstrong Deputy.

For Return See Book 57 Page 361
 (For Assignment See Book 47 Page 88)