

MORTGAGE RECORD No. 45.

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

This instrument is subject to the official lien of the State of Kansas, and the lien of the State of Kansas is hereby acknowledged. As witness my hand this 25th day of August, 1922.

Pauline Ulrich

Recorded Sept 8 1922

Floyd L. Lawrence

Geo. C. Wright

(For assignment see Book 51, Page 475)

This Indenture, Made this twenty day of August in the year of our Lord nineteen
hundred and nine, between Mary Louisa Ramsey and
Wm T. Ramsey, her husband of Lawrence 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 parties of the first part, in consideration of the sum of
Four Hundred (\$400.) 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 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:

Lots Nos. Fifteen (15) and sixteen (16) in South View
an addition to the City of Lawrence.

Parties of the first part, hereby agree to maintain
 insurance of \$400. on the buildings now on or to be
 erected on said premises, for the benefit of said
 second part, his heirs or assigns, during the
 existence of this loan

with all the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said Mary
Louisa Ramsey and Wm T. Ramsey 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 and that they will warrant and
defend the same in the quiet and peaceful possession of said second
party his heirs or assigns forever against all persons lawfully
claiming the same. This Grant is intended as a Mortgage to secure the payment of the sum of
Four Hundred Dollars

according to the terms of one certain mortgage note this day executed
 and delivered, by the said parties of the first part to the said party of the second part
due in nine years from date with interest from date to maturity as evidenced
by coupons attached thereto, and interest after maturity or default
at rate of 15% per annum until fully paid in cash or by Sheriff's Deed to
above described 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 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 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
Lena Ulrich
Chester A. Ramsey

Mary Louisa Ramsey [SEAL]
Wm T. Ramsey [SEAL]
ma: A [SEAL]

STATE OF KANSAS,

Douglas County } ss.

BE IT REMEMBERED, That on this 25th day of August A. D. 1922, before me,
the undersigned a Notary Public in and for said County and State, came
Mary Louisa Ramsey and Wm T. Ramsey,
her husband 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 July 5 1923

Guttrude Standinger
 Notary Public

Filed for Record the 31st day of August A. D. 1922 at 11:22 o'clock 2 M.

Floyd L. Lawrence Register of Deeds.
 Deputy.

This instrument is subject to the official lien of the State of Kansas, and the lien of the State of Kansas is hereby acknowledged. As witness my hand this 25th day of August, 1922.

Recorded Sep 11 1922

Floyd L. Lawrence