

MORTGAGE RECORD No. 45.

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

This Indenture, Made this 28 day of November in the year of our Lord nineteen hundred ten, between Mary A. Adams, widow of Lawrence in the County of Douglas and State of Kansas, of the first part, and Alice M. Clark of the second part:

Witnesseth, That the said party of the first part, in consideration of the sum of Two Hundred and Seventy five 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 her 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 No Thirty Five (35) and the South half Lot No Thirty three (33) All on New Hampshire Street in the City of Lawrence

with all the appurtenances, and all the estate, title and interest of the said party of the first part therein. And the said Mary A. 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 except a mortgage of \$1000.

This Grant is intended as a Mortgage to secure the payment of the sum of \$275.00 according to the terms of her certain note this day executed and delivered by the said Mary A. Adams to the said party of the second part

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, her 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 A. Adams her 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 L. S. Steele [SEAL] Mary A. Adams [SEAL] [SEAL]

STATE OF KANSAS.

Douglas County } ss. BE IT REMEMBERED, That on this 28 day of Nov A. D. 1910, before me, L. S. Steele a Notary Public in and for said County and State, came Mary A. Adams



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 June 20 1914 L. S. Steele Notary Public.

Filed for Record the 28 day of Nov A. D. 1910, at 9 o'clock P. M. Lloyd L. Lawrence Register of Deeds. Deputy.