

COUPON MORTGAGE

Warrant, _____ unto the said second party, its successors and assigns, forever, the certain tract or parcel of real estate, situated in _____

Douglas County, KANSAS, described as follows, to-wit:

The South Half of the Northeast Quarter of Section Twenty-two (22), and the West Half of the West Half of the Southwest Quarter of Section Twenty-three (23), all in Township Fourteen (14), Range Eighteen (18), East of the Sixth Principal Meridian, containing One Hundred and Twenty (120) acres, more or less.

And whereas the mortgagee herein is the owner and holder of a prior mortgage upon the premises herein described, which prior mortgage is recorded in Book 44, Page 59, of the Mortgage Record of Douglas County, State of Kansas, it is agreed by the parties hereto that failure on the part of the mortgagors to comply with the conditions, either of this mortgage or of the aforesaid prior mortgage shall, at the option of the mortgagee, make both mortgages immediately due and payable, and said mortgagee shall thereupon be entitled to foreclose both of said mortgages.

TO SECURE THE PAYMENT of a debt evidenced by certain promissory note _____ of even date herewith signed by Daniel B Bond and Lucy Bond of said first party and and payable to the said second party, more fully described, as follows: Part of 91 1/2 cent it

One principal note for the sum of Thirteen hundred and Fifty DOLLARS,

(and being for the principal sum loaned), payable ten years after date (or in partial payments prior to maturity, in accordance with the stipulation therein) with interest at the rate therein specified and evidenced by coupon notes.

The said first part ccs hereby Covenant _____ and Agree _____ with the said second party, its successors and assigns, as follows:

First—To pay all taxes, assessments and charges of every character which are now, or which hereafter may become liens on said real estate; also all taxes assessed in Kansas against said second party, on this mortgage or debt secured hereby, and if not paid, that the holder of this mortgage may pay such taxes, liens or assessments, and be entitled to interest on the same at the rate of ten per cent. per annum, and this mortgage shall stand as security therefor.

SECOND—To keep all buildings, fences and other improvements on said real estate in as good repair and condition as the same are at this date, and shall permit no waste, and especially no cutting of timber except for making and repairing of fences on the place, and such as shall be necessary for firewood for the use of the grantor's family.

THIRD.—To keep, at the option of said second party, the buildings on said premises insured in some joint stock fire insurance company approved by the said second party for the insurable value thereof, with said second party's usual form of assignment attached, making said insurance payable in case of loss to the said second party or assigns, and deliver the policy and renewal receipts to said second party. In case of failure to keep said buildings so insured, and to deliver the policy or renewal receipts as agreed, the holder of this mortgage may effect such insurance and the amounts so paid with interest at ten per cent. per annum, shall be immediately due and payable, and shall be secured by this mortgage.

FOURTH—If the maker or makers of said notes shall fail to pay either principal or interest, when the same becomes due; or any note given in renewal of the notes herein; or any notes given as evidence of interest on any extension of the time of payment of the debt herein secured when the same shall be due; or there is a failure to conform to or comply with any of the foregoing covenants or agreements; the whole sum of money herein secured shall thereupon become due and payable at the option of the said second party without notice, and this mortgage shall be foreclosed.

FIFTH—That upon the institution of proceedings to foreclose this mortgage, the plaintiff therein shall be entitled to have a receiver appointed by the court to take possession and control of the premises described herein, and collect the rents and profits thereof, the amount so collected by such receiver to be applied under the direction of the court, to the payment of any judgment rendered or amount found due under this mortgage.

The foregoing conditions, covenants, and agreements being performed, this mortgage shall be void, and shall be released by the said second party, (and in case of failure of the said second party to release this mortgage, all claim for statutory penalty or damages is hereby released) at the cost and expense of the said first party and, otherwise remain in full force and virtue.

IN TESTIMONY WHEREOF, The said first party has hereunto set their hand & the day and year first above written.

Changes, Erasures, and interlineation made Daniel R Bond (SEAL)
prior to signature. Lucy F Bond. (SEAL)

_____ (SEA)

The State of Kansas, }
Deagle County, } ss.

BE IT REMEMBERED, That on this 8th day of December, 1907, before the undersigned,
Notary Public in and for said County, personally appeared J. D. D. D.

_____ Daniel R. Bond and Lucy J. Bond, his wife
who are to me personally known to be the identical person s who executed the foregoing Mortgage Deed, and duly acknowledged the execution of the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

Notary Public
County, Kansas

My commission expires June 22 1911 71 L P

Recorded Dec. 10 A D 1909 at 3²⁰ P. M. Floyd L. Lawrence

Register of the

The following is entered on the original instrument
not secured by the following large handwriting:
Douglas County, State of Kansas, is hereby enlarged to cover the same
Chas. This 10th day of November A.D. 1915.

The Honorable Contract & Lic. Board
By E.P. McWhorter
George P. Clark Jr.

(Seal)

Recorded April 15 1915
 Lloyd L. Lawrence
 Registrar of Deaths.

(The following is endorsed on the original instrument)
My note received for my subscription amounting to very paid, and this Mortgage fully-
satisfies the

Recorded Dec 24, 1912