

The following is engrossed on the original instrument
 For Value Received. The within Mortgage is hereby released
 on the original instrument this 16 day of July 1913
 The Ottawa Mutual Loan and Savings Association
 by H. B. Kieker
 President.

Recorded July 17 1913.
 H. B. Kieker
 Register of Deeds.

This Indenture, Made this 29th day of January in the year of Our Lord one thousand nine hundred and twelve between Theo. C. Martin a single man of the City of Baldwin in the County of Franklin and State of Kansas, of the first part, and the Ottawa Mutual Loan and Savings Association, of the City of Ottawa, in said County of Franklin, of the second part, Witnesseth, That the party of the first part, in consideration of the sum of Twenty one Hundred Dollars to _____ duly paid, has sold, and by these presents do grant and convey to the said party of the second part, and to its assigns, all that tract or parcel of land situated in said Douglas County, and State of Kansas, and described as follows, to-wit: The East Sixty three (63) feet of Lot Sixty seven (67) on Fremont Street in the City of Baldwin, with the appurtenances, and all the estate, title and interest of the party of the first part therein. This grant is intended as a mortgage, to secure the payment and the full performance of all the obligations and conditions of a certain Bond, this day executed by the said Theo C. Martin to the said The Ottawa Mutual Loan and Savings Association, for the payment of \$2100.00 as therein provided; in pursuance of the By-laws thereof; and upon the full and prompt performance of all said conditions of all of said Bond by the party signing the same, this conveyance shall be void. But if default be made in the performance of any of the conditions of any of said Bond or in making of any payments therein provided, when the same shall be due; or if the taxes and assessments of every nature which are assessed or levied against said premises are not paid at the time when the same are by law made due and payable; or if the insurance is not kept up as provided in said bond, then, upon the happening of any of said failures, the whole of the said sums as mentioned in all of said bonds, together with such fines and penalties as shall accrue under the By-laws of said Association, shall immediately become due and payable, and it shall be lawful for the said party of the second part, or its 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 sale, to retain the amount of said bonds, interest, fines and penalties, less only the amount of all dues paid as principal upon said bond, together with the costs and charges of making such sale and the overplus, if any there be, shall be paid by the party making such sale, on demand, to the said Theo. C. Martin, In Witness Whereof, The said party of the first part has hereunto set his hand and seal the day and year above written.

Theo. C. Martin (SEAL)

State of Kansas, Franklin County, SS. On this 30 day of January A.D. 1912, before me a Notary Public in and for said County, personally came Theo. C. Martin, a single man, to me personally known to be the identical person described in and who executed the foregoing conveyance as grantor and duly acknowledged the execution of the same. In Testimony Whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last above written. My Commission expires May 15, 1915. (SEAL) W. M. Clark, Notary Public.
 (Seal shows Notary Public, Douglas County, Kansas)
 Recorded Feby. 1st A.D. 1912 at 10:30 A.M.

W. M. Clark
 Register of Deeds.