

MORTGAGE-Standard Form.

32501 BOOK 92

(No. 52 A)

J. I. BOYLES, Publisher of Legal Blanks, Lawrence, Kansas

# This Indenture,

Made this Eighteen day of June  
A. D. 1947, between Robert L. Groom and Mary Sweet Groom, his wife

of Lawrence, in the County of Douglas and State of Kansas  
of the first part, and Paul Chambers

of the second part.

Witnesseth, That the said parties of the first part, in consideration of the sum of One Thousand & No/100 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:

The South Twenty-five (25) feet of Lot Four (4) and the North Twenty-five (25) feet of Lot Five (5) in Block Six (6) in Babcock's Addition to the City of Lawrence,

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

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, subject to mortgage for \$8500. recorded in Book 90, page 302, rental assignment recorded in Book 156, page 27, and mortgage recorded in Book 89, page 598 for \$2540, and Mechanics Lien for \$735.06 in Mechanics Lien Book C, page 34. This grant is intended as a mortgage to secure the payment of one thousand & no/100

Dollars, according to the terms of one certain note this day executed and delivered by the said Robert L. Groom and Mary Sweet Groom, his wife to the said party of the second part Paul Chambers

and this conveyance shall be void if such payments be made as herein specified. But if default be made in such payments, 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 sale to retain the amount then due for principal and interest, together with the costs and charges of making such sale, and the overplus, if any there be, shall be paid by the party ies making such sale, on demand, to said Paul Chambers

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

Robert L. Groom (SEAL)  
Mary Sweet Groom (SEAL)  
(SEAL)  
(SEAL)

STATE OF KANSAS

Douglas County,



Be It Remembered, That on this 18th day of June A. D. 1947 before me, Harry T. Craig, a Notary Public in and for said County and State, came Robert L. Groom and Mary Sweet Groom, his wife

to me personally known to be the same person who executed the foregoing instrument of writing, 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 November 18, 1950. Harry T. Craig Notary Public.