

MORTGAGE—Standard Form.

(No. 52 A)

32992 BOOK 92

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

# This Indenture,

Made this \_\_\_\_\_ day of August  
A. D. 1947, between Corlett J. Cotton and Nellie B. Cotton, husband and wife,

of Lawrence, in the County of Douglas and State of Kansas  
of the first part, and R. C. Rankin

of the second part.

Witnesseth, That the said part ies of the first part, in consideration of the sum of Forty-five hundred and no/100(\$4,500.00)-----DOLLARS to them duly paid, the receipt of which is hereby acknowledged, ha ve sold and by these presents do \_\_\_\_\_ grant, bargain, sell and Mortgage to the said part y 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 Numbered One (1) and Two (2) in Block Three  
(3), in Lane's First Addition, City of Lawrence,  
Douglas County, Kansas; Also Lot One Hundred Sixty-  
five (165) on Mississippi Street, in the City of  
Lawrence, Douglas County, Kansas

with all the appurtenances, and all the estate, title and interest of the said part ies of the first part therein. And the said first parties do \_\_\_\_\_ hereby covenant and agree that at the delivery hereof they are 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

This grant is intended as a mortgage to secure the payment of forty-five hundred and no/100(\$4,500.00) Dollars, according to the terms of one certain note this day executed and delivered by the said first parties to the said part y 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 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 part y 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 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 part y making such sale, on demand, to said first parties

their heirs and assigns

In Witness Whereof, The said part ies of the first part ha ve hereunto set their hands and seal s the day and year first above written.

Signed, Sealed and delivered in presence of

Corlett J. Cotton (SEAL)  
Nellie B. Cotton (SEAL)  
(SEAL)  
(SEAL)

STATE OF KANSAS

DOUGLAS

County,

Be It Remembered, That on this 1st day of August A. D. 1947

before me, the undersigned a Notary Public in and for said County and State, came Corlett J. Cotton and Nellie B. Cotton, husband and wife

to me personally known to be the same persons 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

April 25 1951

W. A. Beck Notary Public.

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