

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

This Indenture Made this 5 day of June in the year of our Lord Nineteen  
Hundred Eleven, between Charles J. Ferguson & McFerguson, husband and wife  
Edwin Duff & Virginia Duff his wife of Baldwin in the County of  
Douglas and State of Kansas, of the first part, and The Ballwin State Bank  
of Baldwin Kansas of the second part:

Witnesseth, That the said parties of the first part, in consideration of the sum of Eight hundred no DOLLARS,  
to ~~the~~ 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 it is necessary heirs and assigns, forever, all that tract or parcel of land situate in the County of Douglas,  
and State of Kansas, described as follows, to-wit: 1-10-6

and State of Kansas, described as follows, to-wit:

The North half (N<sup>2</sup>) of the North East Quarter (NE<sup>4</sup>) of Section Seventeen (17) Township Fourteen (Range Twenty (20) East, County and State aforesaid

with all the appurtenances, and all the estate, title and interest of the said part<sup>ers</sup> of the first part therein. And the said parties of the first part do hereby covenant and agree that at the delivery hereof They are the lawful owner<sup>s</sup> 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 the sum of Eight Hundred Dollars

according to the terms of one certain Bond this day executed by \_\_\_\_\_

and delivered by the said parties of the first part to the said party of the second part

due in three years with 7% interest payable semiannually

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, 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 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 of the first part, his heirs and assigns, making such sale, on demand, to said Robert E. Spurgeon, of Francis Collins, Sheriff of the county of Franklin, State of Ohio, to have and to hold unto the said party of the first part, his heirs and assigns forever.

IN WITNESS WHEREOF, The said part res of the first part has hereunto set their hands and seals the day and year first above written.

*Rachel E Spurgeon*

*Signed, Sealed and Delivered in presence of*

their hands and seal the day and year first above  
 Richard & Spurgeon [SEAL]  
 W. Spurgeon [SEAL]  
 James Edwin Duff [SEAL]  
 Virginia Duff. [SEAL]

STATE OF KANSAS,

STATE OF KANSAS,  
Douglas County } ss

BE IT REMEMBERED, That on this 6th day of June A. D. 1911, before me,



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 May 15 1915

H. M. Clark

Filed for Record the 6 day of June, A. D. 1911, at 11 o'clock A. M.

A. D. 1911, at 11 o'clock A. M.  
*Floyd L. Lawrence* Register of Deeds.  
 Deputy

[illegible]

Recorded 10-2-01 100m

March 20, 1912

Wright & Associates