

MORTGAGE RECORD No. 49.

MORTGAGE STANDARD FORM, Gazette Co., Printers, Chicago and Bank Book Makers, Lawrence, Kan.

This Indenture, Made this twenty third day of April in the year of our Lord nineteen
hundred and twelve, between Harry Alsepp and Jennette Alsepp
his wife of Lawrence in the County of
Douglas and State of Kansas, of the first part, and
J. Sinclair, of same place of the second part:

Witnesseth, That the said parties of the first part, in consideration of the sum of
Five Hundred and Twenty Five (\$525) 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:

Lots Nos. One hundred and Ninety-five (195), One hundred and Ninety-six (196) and One
Hundred and Ninety-seven (197) in Subdivision of South West Block of Addition No. Three
(5) in that part of the city of Lawrence, Known as North Lawrence, being the homestead
of the said parties of the first part who agree to maintain fire and tornado insurance
on said property for the benefit of the mortgagee during the existence of this mortgage
in the sum of Five Hundred Dollars.

with all the appurtenances, and all the estate, title and interest of the said parties 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 owners of the premises, above granted, and seized of a good and indefeasible
estate of inheritance therein, free and clear of all incumbrances—same in the quiet and peaceable possession
of said 2d party his heirs and assigns, against all persons lawfully claiming the same

This Grant is intended as a Mortgage to secure the payment of the sum of
Five Hundred and Twenty Five Dollars
according to the terms of a certain Mortgage note this day executed
and delivered by the said parties of the first part to the said party of the second part
due in 5 years from date with interest from date to maturity as evidenced by coupons
attached hereto and interest after maturity or default at the rate of 10% per annum
until paid

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 making such sale, on demand, to said parties of the first part, their
heirs and assigns.

IN WITNESS WHEREOF, The said parties of the first part have hereunto set their hands and seal the day and year first above
written.

Signed, Sealed and delivered in presence of
Hattie E. Sinclair
M. B. Brownell
Harry Alsepp [SEAL]
Jennette Alsepp [SEAL]

STATE OF KANSAS,
Douglas County } ss.
BE IT REMEMBERED, That on this 6th day of June A. D. 1912, before me,
Gertrude Standing a Notary Public in and for said County and State, came
Harry Alsepp and Jennette Alsepp, his wife
person who executed the foregoing instrument 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 first above written.

My Commission Expires July 5 1915 Gertrude Standing Notary Public
Filed for Record the 17 day of June A. D. 1912, at 2 o'clock P. M.
Claydon L. Lawrence Register of Deeds.
Deputy.