

## MORTGAGE RECORD.

This Indenture, Made this 31 day of August in the year of our Lord one thousand nine hundred Twelve, between William Taylor and John W. Maads of Lawrence, in the County of Douglas and State of Kansas, of the first part, and Stella Taylor and Maude James

WITNESSETH, That the said part 2 of the first part, in consideration of the sum of

Twenty five hundred.

to him duly paid, the receipt of which is hereby acknowledged, he has sold, and by these presents do not grant, bargain, sell and mortgage to the said part of the second part, their 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: Begin at a point 40 rods east of the north west corner of lot 7, Sec. 3, Town 12  
Range 20 thence east 40 rods to the southeast corner of said lot 7 thence south to the Kansas River, then  
northwesterly to a point 40 rods east of the west line of said lot 7, thence north 66 degrees of beginning  
Containing 29.19 acres more or less also part of lot 6 of the Northwest fractional quarter of Section 3 Township 12  
Range 20 East of the 6th P.M. Tz Commence at the Northwest corner of said 26 fine quarter of Sec 33 thence on  
the line of said quarter section east 26 rods, thence south on a line parallel with west line  
of said section, 31.15 chains to the Kansas River thence up the river to the east line of said  
quarter section, thence north along said west line to place of beginning Containing 16.51  
acres more or less

with the appurtenances, and all the estate, title and interest of the said part. 1/2 of the first part therein. And the said

William Taylor and John H Hood do  
herely 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, and that they will warrant and defend the same against all claims whatsoever. This grant is  
intended as a Mortgage to secure the payment of the sum of Twenty five hundred DOLLARS

according to the terms of one certain promissory note...this day executed by the said

William Taylor and John Woods

to the said part us of the second part; said note being given for the sum of

Twenty Five Hundred ..... DOLLARS,  
 dated August 31, 1912, due and payable in Five years, from date  
 thereof, with interest thereon from the date thereof until paid according to the terms of said note and 10 coupons of 750 dollars each thereto  
 attached. And this conveyance shall be void if such payment be made as in said note and coupons thereto attached, and as hereinafter specified. And the said part  
 of the first part hereby agree to pay all taxes assessed on said premises before any penalties or costs shall accrue on account thereof, and to keep the said premises

In favor of the said mortgagee - in the sum of ----- DOLLARS,  
in whose insurance company satisfactory to said mortgagee, in default whereof the said mortgagee may pay the taxes and accruing penalties, interests and costs, and secure the same at the expense of the part 1st. of the first part, and the expense of such taxes and accruing penalties, interest and costs, and insurance, shall, from the payment thereof, be and become an additional lien upon this mortgage upon the above described premises, and shall bear interest at the rate of 10 per cent. per annum. But if default be made in such payment, or any part thereof or interest thereon or the taxes assessed on said premises or if the insurance is not kept up, then this conveyance shall become absolute, and the whole principal of said note ----- and interest thereon, and all taxes and accruing penalties and interest and costs and charges thereon, shall be paid by the part 2nd of the second part, and will remain paid-by-the-part-2nd of the second part until the maturity of the said note, and insurance, shall be due and payable or not, at the option of the part 2nd. of the second part; and it shall be lawful for the part 2nd. of the second part or their executors, administrators or assigns, at any time thereafter, to sell the premises hereby granted, or any part thereof, in the manner prescribed by law, appraisement hereby waived or not at the option of the part 2nd. of the second part, or their executors, administrators or assigns, and out of all the moneys arising from such sale to retain the amount then due or to become due according to the conditions of this instrument, together with the costs and charges of making such sale, and the overplus, if any there be, shall be paid by the part 2nd. making such sale, on demand to the said William Keyser, John W. Woods, heirs and assigns, IN TESTIMONY WHEREOF. The said part 1st. of the first part has hereunto set their hands and seals the day and year last above written.

IN TESTIMONY WHEREOF, The said pa  
Signed, sealed and delivered in presence of

Signed, sealed and delivered in presence of  
Francis M. Hughes  
Notary Public

State of Kansas, \_\_\_\_\_ County, ss.

BE IT REMEMBERED, That on this 3<sup>d</sup> day of Sept, A. D. 1912, before me,

Francis M. Knight a Notary Public in and for said County and State, came

William Taylor, John H. Wood and Martha Taylor, wife of Taylor,  
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 May 1st 1915

Filed for Record on the 4 day of Sept A. D. 1912 at 10<sup>30</sup> o'clock A M.

Floyd L Lawrence, Register of Deeds.

The above described property hereunto by quit, this mortgage is hereby released and the same is hereby assigned to the said Mrs. M. A. B. 1918.

The above described property hereunto by quit, this mortgage is hereby released and the same is hereby assigned to the said Mrs. M. A. B. 1918.

Reconited Mich. 28 1915

Stella Taylor  
Marcelle James

nothing

(The following is endorsed on the original instrument.)

Wherein herein described, having been paid in full, this mortgage is hereby released and discharged. As witness my hand and seal this 11th day of May, 1961.

Recorded March 23 1918  
Edw. M.