

## MORTGAGE RECORD.

THE GAZETTE, LAWYER, KANSAS

This Indenture, Made this Twenty-first day of September in the year of our Lord one thousand nine hundred and twelve between

J. L. Jones and Ola Jones (his wife)  
of Laurence in the County of Douglas and State of Kansas, of the first part, and

Emily P. Grover of the second part:

WITNESSETH, That the said part two of the first part, in consideration of the sum of Six Hundred DOLLARS, to them duly paid, the receipt of which is hereby acknowledged, ha 27 sold, and by these presents do grant, bargain, sell and mortgage to the said part four 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 Northeast quarter (1/4) of Northeast quarter (1/4) of Section Four (4) Township Fourteen (14) Range Nineteen (19)

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

J. L. Jones and Ola Jones 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, 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 Six Hundred DOLLARS, according to the terms of one certain promissory note to be executed by the said

J. L. Jones and Ola Jones to the said part four of the second part; said note being given for the sum of

Six hundred DOLLARS, dated September 21 1912 due and payable in five year 3 from date thereof, with interest thereon from the date thereof until paid according to the terms of said note and ten coupons attached dollars each, there to 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 two 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

insured in favor of the said mortgagee, in the sum of one DOLLARS, in some insurance company satisfactory to said mortgagee, in default whereof the said mortgagees may pay the taxes and accruing penalties, interests and costs, and insure the same at the expense of the part two 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 under 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 thereon, 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 thereon remaining unpaid or which may have been paid by the part two of the second part, and all sums paid by the part two of the second part for insurance, shall be due and payable or not, at the option of the part four of the second part; and it shall be lawful for the part four of the second part, his 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 four of the second part, his 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 four making such sale, on demand to the said J. L. Jones heirs and assigns.

IN TESTIMONY WHEREOF, The said part two of the first part ha hereunto set their hand and seal the day and year last above written.

Signed, sealed and delivered in presence of

J. L. Jones  
Ola Jones

(SEAL)

(SEAL)

State of Kansas, Douglas County, ss.

BE IT REMEMBERED, That on this 21st day of September A. D. 1912, before me,

John M. Newlin a Notary Public in and for said County and State, came

J. L. Jones and Ola Jones 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 March 10 1913 John M. Newlin Notary Public.

Filed for Record on the 26 day of Sept A. D. 1912 at 4:00 o'clock P. M.

Royd L. Lawrence Register of Deeds.  
R. M. McConnell Deputy.

The following is endorsed on the original instrument:  
The note herein described having been paid in full, this mortgage is hereby canceled and the lien hereby created discharged. Witness my hand this 21st day of September A. D. 1912.

Recorded Oct 10th 1916

Notary of Douglas  
Royd L. Lawrence  
John M. Newlin

(For Assignment see Book 54, Page 26)