

This Indenture, Made this 25 day of February, in the year of our Lord, one thousand nine hundred and fourteen, between Frank Mohler and Maggie E. Mohler (his wife) of Centropolis in the County of Franklin and State of Kansas, of the first part, and Farmers State Bank of Centropolis, Kansas, of the second part:

To Witnesseth, That the said parties of the first part, in consideration of the sum of Five Hundred 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 bank 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 Thirty-six (36) and Thirty-eight (38), New York Street city of Lawrence, Kansas, with the appurtenances and all the estate, title and interest of the said parties of the first part therein. And the said Frank Mohler and Maggie E. Mohler (his wife) 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 the sum of Five Hundred Dollars, according to the terms of a certain note this day executed by the said Frank Mohler and Maggie E. Mohler (his wife) to the said party of the second part.

And this conveyance shall be void if such payment be made as herein specified. But if default be made in such payment, or any part thereof, or interest thereon, or if the taxes on said land are not paid when the same become due and payable, or if the insurance is not kept up on thereon, as provide herein, or if the buildings are not kept in good repair, or if the improvements are not kept in good condition, or if waste is committed on said premises, then this mortgage shall become absolute, and the whole sum remaining unpaid shall immediately become due and payable; and it shall be lawful for the said party of the second part, bank executors, administrators and assigns, at any time thereafter, to take possession of the said premises and all the improvements thereon and receive the rents, issues and profits thereof, and to sell the premises hereby granted, or any part thereof, in the manner prescribed by law, out of all moneys arising from such sale, to retain the amount then unpaid of the 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___ making such sale, on demand, to the said___ heirs and assigns.

In Witness Whereof, The said parties of the first part have hereunto set thier hands and seals on the day and year last above written

Frank Mohler (SEAL)
Maggie E. Mohler (SEAL)

State of Kansas, County of Franklin, SS.

Be It Remembered, That on this 25 day of February A.D. 1914, before me, a Notary Public in and for said County and State, came Frank Mohler and Maggie E. Mohler (his wife) to me personally known to be the same 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 last above written.

Recorded March 2nd, A.D. 1914, at 11:31 o'clock A.M.

Floyd L. Lawrence
Register of Deeds,
Geo. L. Metzger Deputy.

KNOW ALL MEN BY THESE PRESENTS, That in consideration of full payment of the debt secured by a mortgage by C. B. Sanders and Nellie Sanders, his wife, dated the 19th day of December, A.D. 1908, which is recorded in Book 45 of Mortgages, page 164, of the records of Douglas County, Kansas, satisfaction of such mortgage is hereby acknowledged and the same is hereby released.

Louis Blaul.

State of Iowa, Des Moines County, SS.

Be it Remembered, That on this 24th day of December A.D. 1913 before me, the undersigned, a Notary Public in and for said County and State, aforesaid, came Louis Blaul who is personally known to me to be the same person who executed the foregoing instrument of writing, and duly acknowledged the execution of the same.

In Testimony Whereof, I have hereunto set my hand and affixed my official seal on the day and year last above written.

Term expires July _____ 1915 (SEAL) F. W. Horn, Notary Public,

Recorded March 3rd A.D. 1914, at 9:30 o'clock A.M.

Floyd Lawrence
Register of Deeds,
Geo. C. Metzger Deputy.