

## Mortgage Record No. 52.

This Indenture, Made this 5th day of June in the year of our Lord  
Twenty hundred & fifteen, between Benjamin F. Hill & Georgia M. Hill  
husband & wife of Madison in the County of  
Jefferson and State of Kansas, of the first part, and

C. E. Friend of Lawrence, Kansas of the second part:

WITNESSETH, That the said parties of the first part, in consideration of the sum of  
Ninety-five - (\$95.00) 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:

Lot Eleven (11), in Block Twenty-one (21), in University Place Annex  
an addition near the City of Lawrence, a plat of which was filed for  
record December 27, 1888 & duly recorded in the office of the Register of  
Deeds of said county in Plat Book number Two (2).

Said parties of the first part agree to keep the building on said real estate  
insured in a sum of not less than \$550.00 against loss by either fire or  
wind, to procure policies of insurance payable to said party of the  
second part as his interest may appear & to deliver the same to  
him.

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 owner of the premises, above granted,  
 and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances except a certain  
mortgage for the sum of \$422.56 payable to C. E. Friend

This Grant is intended as a Mortgage to secure the payment of the sum of

\$95.00

according to the terms of one certain Note this day executed  
 and delivered by the said parties of the first part to the said party of the second part  
payable five months after date with interest thereon at the rate of  
seven per cent per annum.

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 there-  
 of, 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, adminis-  
 trators 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 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 hand and seal the day and  
 year first above written.

Signed, Sealed and Delivered in presence of

Benjamin F. Hill (SEAL)

Georgia M. Hill (SEAL)

(SEAL)

STATE OF KANSAS

Douglas County ss.

BE IT REMEMBERED, That on this 5th day of June A. D. 1915, before me,

Seaphorus  
Jefferson Co.

Benjamin F. Hill & Georgia M. Hill

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.

My Commission Expires Dec 20 1918 Geo. M. Leubner Notary Public.

Filed for Record the 9th day of June A. D. 1915, at 258 o'clock P.M.

Phyl L. Lawrence Register of Deeds.

Geo. L. Nitzel Deputy.

This document is subject to the provisions of the Act of March 1, 1915, relating to the recording of mortgages, and the provisions of the Act of March 1, 1915, relating to the recording of mortgages, and the provisions of the Act of March 1, 1915, relating to the recording of mortgages.

Recorded Nov 16th 1915

Phyl L. Lawrence

Register of Deeds.

Geo. L. Nitzel

Deputy.

Recorded June 7 1915

Cecil M. Hill

This document is subject to the provisions of the Act of March 1, 1915, relating to the recording of mortgages, and the provisions of the Act of March 1, 1915, relating to the recording of mortgages, and the provisions of the Act of March 1, 1915, relating to the recording of mortgages.