

Mortgage Record.

The following is endorsed on the original instrument:
The note herein described having been paid in full, this mortgage is hereby released and the lien thereby created discharged.

A. D. 1925
June 27
Witness my hand this 27th day of June
Charles J. Johnson
C. H. Tucker

June 27 " 1925
John E. McQuinn

(For assignment see Book 54, Page 271)

(For assignment see Book 54, Page 271)

This Indenture, Made this Sixteenth day of March in the year of our Lord one thousand nine hundred thirteen, between Wash Simpson and Lewis Simpson, both single men of Clinton Township, in the County of Douglas and State of Kansas, of the first part, and Carl G. Lundahl of Chicago, Illinois of the second part:

WITNESSETH, That the said party of the first part, in consideration of the sum of Nine Hundred and fifty DOLLARS to him 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:
The South West Quarter of the North West Quarter of Section Seventeen (17) Township Thirteen (13) of Range Nineteen (19) East Range of the North - Corner of said tract Thence West Ninety and 1/2 No. Chain, Thence South Thirty three and 1/2 East eight and 1/2 No. Chain, South Twenty four and 1/2 East One and 1/2 No. Chain, Thence North Fifty nine and 1/2 East Two and 1/2 No. Chain, Thence North Eight and 1/2 No. Chain to the place of beginning being seven and 1/2 No. acres more or less.

with the appurtenances, and all the estate, title and interest of the said party of the first part therein. And the said Wash Simpson and Lewis Simpson 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

Nine Hundred and fifty DOLLARS, according to the terms of one certain promissory note this day executed by the said Wash Simpson and Lewis Simpson to the said party of the second part, said note being given for the sum of Nine Hundred and fifty DOLLARS, dated March 16 1913, due and payable in Five year from date thereof,

with interest thereon from the date thereof until paid according to the terms of said note and coupons of five 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 parties 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 said mortgagee, in the sum of

DOLLARS, in some insurance company satisfactory to said mortgagee, in default whereof the said mortgagee may pay the taxes and accruing penalties, interests and costs, and insure the same at the expense of the party 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 party of the second part, and all sums paid by the party of the second part for insurance, shall be due and payable or not, at the option of the party of the second part; and it shall be lawful for the party 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 party 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 party of the second part, making such sale, on demand, to the said parties of the first part, their heirs and assigns.

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

Signed, sealed and delivered in presence of

Wash Simpson (SEAL)
Lewis Simpson (SEAL)

STATE OF KANSAS, }
Douglas County } ss.



BE IT REMEMBERED, That on this 23rd day of May A. D. 19 13, before me, James Brooks, a Notary Public in and for said County and State, came Wash Simpson and Lewis Simpson 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 January 25th 19 14
This instrument was filed for record on the 28 day of May A. D. 19 13, at 11:05 o'clock A. M.
Gloyd L. Lawrence Register of Deeds.
By _____ Deputy.

This instrument is acknowledged on the original instrument
The undersigned hereby certifies that the foregoing is a true and correct copy of the original instrument as the same appears from the records of the County of Douglas, Kansas, and that the same has been duly recorded in Book 54, Page 271.
June 30 1912
G. L. Lawrence
Register of Deeds