

Mortgage Record.

This Indenture, Made this first day of September in the year of our Lord one thousand nine hundred and fifteen, between Natie Bonham and Perry Bonham, her husband of Melvern in the County of Osage and State of Kansas, of the first part, and _____ of the second part:

Two hundred Dollars \$200.00 WITNESSETH, That the said part 1st of the first part, in consideration of the sum of _____ 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 part 2nd 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 N 1/2 of the one acre of NW 1/4 of S 1/2 of Sec 1, Twp. 13, Range 19, E. of 6th P. M. Douglas County, Kansas.

with the appurtenances, and all the estate, title and interest of the said part 1st of the first part therein. And the said Natie Bonham and Perry Bonham, her husband 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, 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 _____ DOLLARS, Five hundred \$500.00

according to the terms of a certain promissory note this day executed by the said Natie Bonham and Perry Bonham, her husband to the said part 2nd of the second part; said note being given for the sum of _____ DOLLARS, Five hundred \$500.00 dated September 1st 1915, due and payable in three year 3 from date thereof, with interest thereon from the date thereof until paid according to the terms of said note and 6 coupons of 4.50 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 2nd 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, Five hundred \$500.00

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 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 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 2nd of the second part, and all sums paid by the part 2nd of the second part for 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 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, appraisalment hereby waived or not, at the option of the part 2nd of the second part, 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.

IN TESTIMONY WHEREOF, The said part 1st of the first part ha re hereunto set their hand s and seal the day and year last above written.

Signed, sealed and delivered in presence of

Natie Bonham (SEAL.)
Perry Bonham (SEAL.)

STATE OF KANSAS,
Osage County } ss.

BE IT REMEMBERED, That on this 4th day of Sept A. D. 19 15 before me, a Notary Public a Notary Public in and for said County and State, came Natie Bonham and Perry Bonham her husband 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 June 1st 1917 Notary Public.
This instrument was filed for record on the 10 day of Sept A. D. 19 15 at 1:32 o'clock P. M.

Floyd L. Lawrence Register of Deeds.

By _____ Deputy.

Recorded August 31, 1915
E. G. Little, Notary Public
Richard O. Carter

(For assignment 24 Book 54, page 101)