

Mortgage Record.

This Indenture, Made this twelfth day of September in the year of our Lord one thousand nine hundred and fifteen between Ann Brownlee, a widow of Lawrence in the County of Douglas and State of Kansas, of the first part, and

Eben Baldwin of the second part; WITNESSETH, That the said party of the first part, in consideration of the sum of Seventeen hundred (\$1700.00) DOLLARS to her duly paid, the receipt of which is hereby acknowledged, ha s sold, and by these presents do ss 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 number One hundred and Eighty-seven (187) & the South half of Lot number One hundred & Eighty-five (185) on Desmond Street, in the City of Lawrence.

with the appurtenances, and all the estate, title and interest of the said party of the first part therein. And the said Ann Brownlee do hereby covenant and agree that at the delivery hereof, she is 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 she 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 Seventeen hundred DOLLARS, according to the terms of One certain promissory note this day executed by the said Ann Brownlee

to the said party of the second part; said note being given for the sum of Seventeen hundred (\$1700.00) DOLLARS, dated September 12th, 1915, due and payable in five year 8 from date thereof, with interest thereon from the date thereof until paid according to the terms of said note and 10 coupons of \$59.50 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 party of the first part hereby agree s to pay all taxes assessed on said premises before any penalty or costs shall accrue on account thereof, and to keep the said premises insured in favor of said mortgagee, in the sum of Seventeen hundred (\$1700.00) 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 part y 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 y of the second part, and all sums paid by the part y of the second part for insurance, shall be due and payable or not, at the option of the part y of the second part; and it shall be lawful for the part y of the second part, his executors, administrators or assigns, at any time thereafter, to sell the premises hereby granted for any part thereof, in the manner prescribed by law, appraisement hereby waived or not, at the option of the part y 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 y making such sale, on demand, to the said Ann Brownlee heirs and assigns.

IN TESTIMONY WHEREOF, The said party of the first part has hereunto set her hand 8 and seal 8 the day and year last above written. Signed, sealed and delivered in presence of

STATE OF KANSAS, Douglas County ss. BE IT REMEMBERED, That on this 4th day of October A. D. 1915, before me, Ethelude Standing, a Notary Public in and for said County and State, came Ann Brownlee, a widow 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 July 5, 1919 This instrument was filed for record on the 12th day of Oct A. D. 1915 at 9:15 o'clock A.M.

Ethelude Standing Notary Public. Ray L. Lawrence Register of Deeds. Geo. B. Wigel Deputy.

The instrument described having been paid in full, this mortgage is hereby released and the same is hereby discharged. As witness my hand this 11th day of October, A. D. 1915. Ethelude Standing Notary Public. Ray L. Lawrence Register of Deeds. Geo. B. Wigel Deputy.

Recorded Oct. 11th 1915

Ethelude Standing Notary Public.

Ray L. Lawrence Register of Deeds.

Geo. B. Wigel Deputy.

in the
between
of the first part, and
part:
consideration of the sum of
DOLLARS
grant, bargain, sell
parcel of land situated in
Lawrence,
the said.
hereby covenant and
a good and indefeasible
end the same against all
DOLLARS,
DOLLARS,
ar. \$ from date thereof,
coupons thereto attached,
said premises before any
penalty or costs shall accrue,
in the sum of
DOLLARS,
and accruing penalties,
taxes and accruing pen-
ties this mortgage upon the
in such payment, or any
then this conveyance shall
be and become an addition-
al 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 there-
of or interest thereon or the
taxes assessed on said pre-
mises or if the insurance is
not kept up thereon, then
this conveyance shall be-
come absolute, and the whole
principal of said note, and
interest thereon, and all
taxes and accruing pen-
alties 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, administra-
tors or assigns, at any time
thereafter, to sell the pre-
mises hereby granted for
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, administra-
tors 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
making such sale, on demand,
to the said Ann Brownlee
heirs and assigns.