

Mortgage Record.

This Indenture, Made this 2ndday of December

in the

year of our Lord one thousand nine hundred 1915Arthur N. Anderson & Em E. Anderson his wifeof Endorain the County of Douglas

and State of Kansas, of the first part, and

Blawson, States

of the second part:

WITNESSETH, That the said part 1st of the first part, in consideration of the sum ofNine hundred thirty five

DOLLARS

to them duly paid, the receipt of which is hereby acknowledged, have we sold, and by these presents do we grant, bargain, sell and mortgage to the said part 2d 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:North East Quarter (1/4) of North East Quarter (1/4) Section Twenty six (26) Township Thirteen (13) Range Twelfth (12)with the appurtenances, and all the estate, title and interest of the said part 2d of the first part therein. And the saidParties of the first partdo hereby covenant and agree that at the delivery hereof they are the lawful owner s 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 ofNine hundred thirty five

DOLLARS,

according to the terms of a certain promissory note this day executed by the saidParties of the first partto the said part 2d of the second part; said note being given for the sum ofNine hundred thirty five

DOLLARS,

dated Laurence Kahn, Dec. 2, 1915, due and payable in five year 3 from date thereof, with interest thereon from the date thereof until paid according to the terms of said note and 5 coupons of 50¢ each of the said note 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 1st 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 ofDOLLARS, 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 2d of the second part, and all sums paid by the part 1st of the second part for insurance, shall be due and payable or not, at the option of the part 2d of the second part; and it shall be lawful for the part 2d 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 part 2d 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 1st making such sale, on demand, to the said Parties of the first part heirs and assigns.IN TESTIMONY WHEREOF, The said part 1st of the first part have we hereunto set their hand s and seal s the day and year last above written.

Signed, sealed and delivered in presence of

Arthur N. Anderson

(SEAL)

Em E. Anderson

(SEAL)

STATE OF KANSAS,

Douglas

County } ss.

BE IT REMEMBERED, That on this 2nd day of December, A. D. 1915before me, A. T. Plummer, a Notary Publicin and for said County and State, came Arthur N. Andersonto me personally known to be the same person s 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 April 10, 1919

Notary Public.

This instrument was filed for record on the 2nd day of Dec., A. D. 1915, at 10:15 o'clock A.M.Regd. Laurence

Register of Deeds.

By Geo. L. Mott

Deputy.

in the
between
is, of the first part, and
part:
deration of the sum of
DOLLARS
grant, bargain, sell
eel of land situated in
(Ch. J. Thomee
Thomee East
Taming Society
he said.
hereby covenant and
good and indefeasible
id the same against all
DOLLARS,
DOLLARS,
S... from date thereof,
of Eighteen
up of thereto attached,
aid premises before any
e, in the sum of
DOLLARS,
and accruing penalties,
his mortgage upon the
such payment, or any
n this conveyance shall
and interest and costs
of the part 2d of the
it shall be lawful for
of the part 2d of the
retain the amount then
uch sale, and the over-
t, his
hand—and seal—
(SEAL)
(SEAL)
A. D. 1915
a Notary Public
instrument of writing,
the day and year last
Notary Public.
o'clock P.M.
ma
Register of Deeds.
Deputy.