

Mortgage Record.

This Indenture, Made this 13th day of March in the year of our Lord one thousand nine hundred fifteen, between George Williams & Caroline Williams his wife of Baldwin in the County of Douglas and State of Kansas, of the first part, and The Hobbs Mortgage Co.

FIFTY, five hundred
 to _____, 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 _____ of the second part, _____ heirs and assigns forever, all that tract or parcel of land situated in
 the County of _____ and State of Kansas, described as follows to wit:
 The Southwest fractional quarter of Section thirty (30) Township
 fourteen (14) Range twenty (20), contains 150 acres

with the appurtenances, and all the estate, title and interest of the said part is of the first part therein. And the said George Williams, Marcelona Williams his wife do hereby covenant and agree that at the delivery hereof they 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 of _____

Fifty five hundred and no DOLLARS,
 according to the terms of one certain promissory note, this day executed by the said
George William Marolena Williams
 to the said part ice of the second part; said note being given for the sum of _____
Fifty five hundred and no DOLLARS,
 dated March 13th 1916, due and payable in five year S. from date thereof,

with interest thereon from the date thereof until paid according to the terms of said note and 10 coupons of 137.2 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 10 of the first part hereby agreed 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 _____

Twenty-five hundred 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 due 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 due of the second part, and all sums paid by the part due of the second part for insurance, shall be due and payable or not, at the option of the part due of the second part; and it shall be lawful for the part due of the second part, their executors, administrators or 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 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 over-

plus, if any there be, shall be paid by the part due making such sale, on demand, to the said heirs and assigns.

IN TESTIMONY WHEREOF, The said part 1 of the first part has 1 hereunto set my hand and seal
the day and year last above written.

Signed, sealed and delivered in presence of

George Williams (SEAL)

Caroline Williams (SEAL)

STATE OF KANSAS, } ss.
Douglas County }

BE IT REMEMBERED, That on this 11th day of March, A. D. 1911,
before me, J. B. Ross, a Notary Public
in and for said County and State, came George Williams and
Carolina Williams his wife
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 March 28th 1917 John Notary Public.
This instrument was filed for record on the 16 day of March D. 1916 at 2 o'clock P.M.
By Doyle & Lawrence Register of Deeds.
Hubert H. Hotal Deputy