

FOR VALUE RECEIVED, The Farmers Loan & Trust Company, a corporation, hereby assigns the within mortgage, and the debt thereby secured to Eva K. Humminger.

Geo. L. Kreeck, Sec'y.

(CORP. SEAL)

The Farmers Loan & Trust Company
By Lewis Kreeck Pres't

State of Kansas, Douglas County, SS:

BE It Remembered, That, on this 1st day of June A.D. 1916, before me, the undersigned, a Notary Public in and for the County and State aforesaid, came Lewis Kreeck President of the Farmers Loan & Trust Company, a corporation, to me personally known to be such officer, and the same person who executed the foregoing Assignment of mortgage, on behalf of such corporation, and he duly acknowledged the execution of the same as his free act and deed as such officer, and the free act and deed of such corporation,

IN WITNESS WHEREOF I have hereto subscribed my name and affixed my official seal on the day and year last above written.
My commission expires, Jan'y. 19, 1918. (SEAL)

Geo. L. Kreeck, Notary Public,

Recorded May 27th, A.D. 1916, at 1:31 o'clock P.M.

Doro L. Lawrence
Register of Deeds,
Geo. L. Nager
Deputy.

THIS INSTRUMENT, Made this 25th day of May, A.D. 1916, between Basil Staggers and Elizabeth Staggers, his wife of the County of Douglas and State of Kansas, hereinafter known as party of the first part, and Farmers Loan & Trust Company, a corporation, of Kansas City, Missouri, party of the second part,

WITNESSETH: That the said party of the first part, in consideration of the sum of One Thousand Dollars, in hand paid, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, convey and confirm to the said party of the second part, its successors and assigns, the following described real estate, in the County of Douglas and State of Kansas, to-wit:

All of the Northwest quarter ($\frac{1}{4}$), of the Southeast quarter ($\frac{1}{4}$), of Section number Thirteen (13), Township number Thirteen (13), Range number Twenty (20) East of the 6th P.M., containing Forty (40) acres.

TO HAVE AND TO HOLD the same, with appurtenances thereto belonging or in any wise appertaining, including any right of homestead and every contingent right or estate therein, unto the said party of the second part, its successors and assigns forever; the intention being to convey an absolute title in fee to said premises.

AND THE SAID party of the first part hereby covenants that they are lawfully seized of said premises and have good right to convey the same; that said premises are free and clear of all encumbrances; and that they will warrant and defend the same against the lawful claims of all persons whomsoever.

PROVIDED, ~~However~~, That if the said party of the first part shall pay, or cause to be paid, to the said party of the second part, its successors or assigns, the principal sum of One Thousand Dollars, for money borrowed according to the tenor and effect of one certain principal promissory note numbered 124, bearing even date herewith, May 25th, 1916 for the sum of One Thousand Dollars (\$1000.00) payable on the 1st day of May, 1921, with interest thereon from date until maturity at the rate of 5% per cent per annum, payable semi-annually on the first days of May and November in each year, according to interest coupons attached to said note, both principal and interest payable to the order of the said party of the second part at its office in Kansas City, Missouri, in lawful money of the United States of America. Said note further provides that if default be made in the payment of any part of said money, either principal or interest, when the same becomes due and payable, then all of said principal and interest shall, at the option of the legal holder or holders, become due and payable, and both principal and interest are to bear interest at the rate of eight per cent per annum after maturity, and shall perform all and singular the covenants herein contained, then this mortgage to be void, and to be released at the expense of the said party of the first part; otherwise to remain in full force and effect.

AND the said party of the first part does hereby covenant and agree to pay, or cause to be paid, the principal sum and interest above specified, in manner aforesaid, together with costs and expenses of collection, if any there be, and any costs, charges or attorneys' fees incurred and paid by the said party of the second part, its successors or assigns, in maintaining the priority of this mortgage.

AND the said party of the first part does further covenant and agree, until the debt hereby secured is fully satisfied, to pay all taxes and assessments levied under the laws of the State of Kansas, on said premises, or on this mortgage, or on the note or debt hereby secured, before any penalty for non-payment attaches thereto; also to abstain from the commission of waste on said premises, and keep the buildings thereon in good repair and insured in some responsible fire insurance company, to the satisfaction of the holder hereof, in the sum of not less than \$_____ against loss by fire, and not less than \$_____ against loss by wind-storms or tornado, the policy or policies to be delivered to said party of the second part and written for the benefit of the said party of the second part, or its assigns, as additional security to this loan; and in case of failure to do so, the said party of the second part, its successors or assigns, may pay such taxes and assessments, make such repairs, or effect such insurance; and the amounts paid therefor, with interest thereon, from the date of payment, at the rate of eight per cent per annum, shall be collectible with, as part of, and in the same manner as, the principal sum hereby secured.

AND the said party of the first part does further covenant and agree that in case of default in payment of any installment of interest or in the performance of any of

For Release See Books 62 Page 116
In Assignment See Book 62 Page 117

the foregoing instrument with original mortgage
copy index retained, no hereby acknowledged, full payment filed with
notarized herein and complete satisfaction of the within mortgage,
and hereby acknowledged and same acknowledged, record
Estate:
(See Seal)
Basil Staggers Company,
By Basil Staggers,
President.
Elizabeth Staggers,
Register of Deeds,
Deputy.

Recorded Dec 7 1922 -