

MORTGAGE RECORD NO. 55.

This Indenture, Made this 15th day of January in the year of our Lord
Thirteen hundred and sixteen between George M. Nichols of
Jennie A. Nichols, his wife of the Township of _____ in the County of
Douglas and State of Kansas, of the first part, and
Hugh Blair of the second part:

WITNESSETH, That the said parties of the first part, in consideration of the sum of
Two hundred 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 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:

The North half (1/2) of the Southeast quarter (1/4) of the Southern quarter (1/4)
of Section Twelve (12) in Township Fourteen (14) of Range Twenty (20) in
Said County and State

The mortgagors agree to keep the buildings on premises insured
against fire, lightning, and windstorm to the extent of their insurable value, and
company or companies approved by this mortgage with mortgage clause making
loss payable to said mortgage, or his assign, or interest that appears, and
failing to do holder of mortgage may have same insured at the cost of so-
doing added to the mortgage to said interest until paid at 10%

with all the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said
Parties of the first part
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.

This Grant is intended as a Mortgage to secure the payment of the sum of

Two hundred dollars
according to the terms of one certain Note this day executed
and delivered by the said Parties of the first part to the said party of the second part
Payable three years after date with interest thereon according to the terms of
said note and coupons thereto attached

and this conveyance shall be void if such payments be made as herein specified. But if default be made in such payment, or any part thereof,
or interest thereon, or the taxes, or if the insurance is not kept up thereon, then this conveyance shall become absolute, and the whole amount
shall become due and payable, and it shall be lawful for the said party of the second part, his executors, administrators
and 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 sales to retain the amount then due for principal and interest, together with the cost and charges of making such
sales, and the overplus, if any there be, shall be paid by the party making such sale, on demand, to said
Parties of the first part, their heirs and assigns.

IN WITNESS WHEREOF, The said parties of the first part have hereunto set their hand and seal the day and year first above written.

Signed, Sealed and Delivered in presence of
Jennie Watt Geo. M. Nichols (SEAL)
Jennie A. Nichols (SEAL)
(SEAL)

STATE OF KANSAS,
Douglas County ss.
BE IT REMEMBERED, That on this 29th day of January A. D. 1916, before me,
Jennie Watt a Notary Public in and for said County and State, came
George M. Nichols and Jennie A. Nichols, his wife
to me personally known to be
the same person, who executed the foregoing instrument 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 30th March 1916 Jennie Watt Notary Public.

Filed for Record the 9th day of May A. D. 1916 at 1150 o'clock A.M.
Thos. L. Lawrence Register of Deeds.
Geo. B. Netzel Deputy.

Notary Public in and for the State of Kansas
My Commission Expires 30th March 1916
Hugh Blair
Attest my hand this 15th day of January A. D. 1916.

Recorded
Jan 13th 1916
Estelle Northrup
County of Douglas