

MORTGAGE RECORD NO. 55.

This Indenture, Made this Third day of April in the year of our Lord Nineteen Hundred and eighteen, between Charles H. Larcom and Rose Larcom, his wife of the city of Kansas City in the County of Jackson and State of Kansas, of the first part, and Blenda P. Greenwood of the second part:

WITNESSETH, That the said part first of the first part, in consideration of the sum of Two Thousand 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 part second of the second part her 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: Beginning forty (40) rods west of the northeast corner of the northwest quarter of Section number Twenty-seven (27) in Township number Twelve (12) of Range number Nineteen (19); thence south fifty (50) rods; thence west eighty (80) rods; thence north fifty (50) rods; thence East east eighty (80) rods to place of beginning, containing 25 acres.

The mortgagors agree to keep the buildings on premises insured against fire, lightning and wind storms to the extent of their insurable value in a company or companies approved of by this mortgage, here agent or assigns, with mortgage clause attached making loss payable to said mortgagee or assigns, as interest may appear, and failing to do so holders of mortgage may have same insured and the cost of so doing added to the mortgage.

with all the appurtenances, and all the estate, title and interest of the said part first 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 s 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 Thousand 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 part second of the second part Payable five 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 part second of the second part her 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 sale, and the overplus, if any there be, shall be paid by the part first making such sale, on demand, to said parties of the first part their heirs and assigns.

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

Signed, Sealed and Delivered in presence of Chas. H. Larcom (SEAL) Rose Larcom (SEAL)

STATE OF KANSAS, Missouri } ss. Jackson County

BE IT REMEMBERED, That on this 4th day of April A. D. 1918, before me, John M. Smullin a Notary Public in and for said County and State, came Charles H. Larcom and Rose Larcom, his wife to me personally known to be the same person s 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 Sept 26 1921 John M. Smullin Notary Public.

Filed for Record the 11 day of April A. D. 1918 at 11⁴⁵ o'clock a.m. Emile Dethrup Register of Deeds. Deputy.

For Release: See Book 65 Page 261. Not the instrument See Book 65 Page 215.