

## MORTGAGE RECORD

This Indenture, Made this 2nd day of November in the year of our Lord one thousand nine hundred and Sixteen  
 and Sixteen  
 WITNESSETH, that Ada B. Hobbs and E. F. Hobbs, her husband

of the county of Douglas and State of Kansas, party of the first part, for and in consideration of Eight hundred and fifty DOLLARS

Conveys and Warrants to THE MERCHANTS LOAN AND SAVINGS BANK, of Lawrence, Douglas County, Kansas, party of the second part, its assigns or successors, the real estate, hereinafter described, situated in the county of Douglas and state of Kansas, to-wit:

Lot Number Two (2) in Block Twenty-two (22) in the  
Supplemental Plat of Sindsars Addition to the City of Lawrence

Said parties of the first part to maintain total of Two thousand (\$2000.00)  
Dollars worth of Fire & Marine Insurance during the continuance of  
this loan. Loss if any payable to the party of the second part as  
its interest may appear.

To secure the said party of the second part, its assigns or successors, for an actual loan of money made to the said party of the first part, as evidence by one certain Bond No. \_\_\_\_\_ of even date herewith, in and by which said bond the party of the first part promises to pay to the order of the said party of the second part, its assigns or successors, in lawful money of the United States of America, the principal sum of Eight hundred & fifty Dollars, on or before one year with interest at the rate of six per cent. per annum from date

until maturity and then per cent. per annum after maturity or default, interest payable semi-annually according to interest coupons therefor thereunto attached, both principal and interest being payable at the office of THE MERCHANTS NATIONAL BANK, Lawrence, Kansas, and also promise and agree that in case any interest on any of said sums shall remain unpaid after the same becomes due, then the entire sums covered by this bond and secured by this Mortgage Deed, to become immediately due and payable at option of mortgagee, without any notice of any kind whatsoever, and same to be collected in like manner as if the full time provided in said bond had expired.

It is hereby expressly agreed, That said first party shall insure the buildings that are insurable herein, in favor of the party of the second part, its assigns or successors, against loss or damage by fire, in such sum and in such fire insurance companies as the second party, its assigns or successors, may direct, and maintain such insurance during the continuance of this loan.

It is Further expressly agreed, That the first party shall at all times keep the taxes and assessments of any and all kinds that may become liens upon said premises fully paid and satisfied, and that said security shall remain and be kept as good as the same is now during the continuance of this loan.  
 It is Further agreed, That the first party shall repay to the second party, its assigns or successors, all and every such sum or sums of money as may have been paid by them, or any of them, for taxes or assessments, or for premiums and costs of insurance, or on account of, or to extinguish or remove any prior or outstanding title, lien, claim or incumbrance on the premises hereby conveyed, with interest thereon at the rate of ten per cent. per annum from the time the said sum or sums of money may have been respectively so advanced and paid, until the same are repaid. And all of which said sum or sums of money and the interest to accrue thereon, shall also be a charge upon said premises, and shall be secured by this instrument in the same manner as the said principal sum payable by the said bond is secured thereon.

It is Further agreed, That in case of default in the payment of said bond, or any part thereof, or any of the sums of money to become due herein specified, according to the tenor and effect of said bond, or in the case of the breach by the said party of the first part, of any of the covenants or agreements herein mentioned by the said first party to be performed, then and in that case, this conveyance shall become absolute, and the party of the second part, its assigns or successors, be at once entitled to the possession of the said above described premises, and to have and receive all the rents and profits thereof, and the said bond with interest accrued thereon and all moneys which may have been advanced and paid by the said second party, its assigns or successors, with the aforesaid interest thereon, shall, thereupon, each and every one of them, become and be at once due and payable at the option of the legal holder hereof.

In Testimony Whereof, The said party of the first part have hereunto set their hand and seals on the day and year first above written.

Ada B. Hobbs (SEAL)  
E. F. Hobbs (SEAL)

STATE OF KANSAS, Douglas COUNTY, SS:

I, the undersigned, a Notary Public, in and for said County and State, do hereby certify that on this 2nd day of November A. D. 1916, personally appeared before me Ada B. Hobbs and  
E. F. Hobbs, her husband

to me personally known to be the identical person s who executed and whose name s are affixed to the foregoing mortgage as grantor s and acknowledged the same to be their voluntary act and deed.

In Testimony Whereof, I have hereunto set my official seal on this day and year last above written.

Recorded Nov. 2nd 1916 at 10:00 A.M. L. G. Hoover  
Phys. L. Lawrence  
Rec'd. Notary Notary Public.  
 Commission expires May 12 1918

The following is entered on the original instrument  
 I acknowledge the payment in full of the mortgage and hereby  
 authorize the Bank to cancel the same and to deliver to me  
 a copy of the same by May 1st 1917  
 By E. F. Hobbs  
Ada B. Hobbs

Recorded May 1st 1917  
Sept. 1st 1917  
 Register of Deeds

The following is entered on the original instrument  
 I acknowledge the payment in full of the mortgage and hereby  
 authorize the Bank to cancel the same and to deliver to me  
 a copy of the same by May 1st 1917  
 By E. F. Hobbs  
Ada B. Hobbs