

## MORTGAGE RECORD

This Indenture Made this First day of February in the year of our Lord one thousand nine hundred and seventy between Charles C. Shaler and Elizabeth C. Shaler, his wife of Portland in the County of Multnomah and State of Oregon of the first part, and

Fried C. Penfield of the second part:

WITNESSETH, That the said part one of the first part, in consideration of the sum of Fifteen hundred DOLLARS to them duly paid, the receipt of which is hereby acknowledged, have well sold, and by these presents do grant, bargain, sell and mortgage to the said part two of the second part, 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 East half (1/2) of South East Quarter (1/4) of South West quarter (1/4) of Section Four (4) Township Thirtieth (30) Range Twenty (20)

with the appurtenances, and all the estate, title and interest of the said part one of the first part therein. And the said Charles C. Shaler and Elizabeth C. Shaler do hereby covenant and agree that at the delivery hereof they the lawful owners of the premises abovegranted 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 Fifteen hundred DOLLARS,

according to the terms of one certain promissory note this day executed by said Charles C. Shaler and Elizabeth C. Shaler to the said part two of the second part; said note being given for the sum of Fifteen hundred DOLLARS, dated February 1st, 1917, due and payable in Five year 15 from date thereof,

with interest thereon from the date thereof until paid according to the terms of said note and ten coupons of Forty-five 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 one of the first part hereby agree 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 One thousand 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 one 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 two of the second part, and all sums paid by the part two of the second part for insurance, shall be due and payable or not, at the option of the part two of the second part; and it shall be lawful for the part two of the second part his executors, administrators or assigns, at any time thereafter, to sell the premises hereby granted, or any part thereof, in the manner prescribed by law, appraisement hereby waived or not, at the option of the part two of the second part, full executors, administrators or assigns, 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 two making such sale, on demand, to the said Charles C. Shaler heirs and assigns

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

Signed, sealed and delivered in presence of

E. M. Johnson  
C. B. Lafollett  
STATE OF KANSAS }  
Multnomah } Oregon }  
County } ss.

Charles C. Shaler (SEAL)  
Elizabeth C. Shaler (SEAL)

BE IT REMEMBERED, That on this 9th day of February A. D. 1917, before me, C. B. Lafollett a Notary Public in and for said County and State, came Charles C. Shaler and Elizabeth C. Shaler

to me personally known to be the same person as 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.

C. B. Lafollett

My commission expires January 10 1920.

This instrument was filed for record on the 18th day of April A. D. 1917, at 2:00 o'clock A.M. Oregon

Estelle Northrup

Register of Deeds.

By L. Reine Walton Deputy.

The following is referred to on the original instrument: Therein herein described having been paid in full, this mortgage is hereby released and the same thereby created discharged. As witness my hand this 22nd day of January, A. D. 1917.

Fred C. Penfield

Recorded - January 23, 1917

Estelle Northrup

Register of Deeds

L.B.

Recorded April 26 1917