

RELEASE.

Know all men by these presents, that in consideration of full payment of the debt secured by a mortgage made by Howard D. Sheppard and Susie O. Sheppard to J. C. Sinclair dated the 28th day of June A.D. 1906, which is recorded in Book 43 of mortgages, page 239, of the records of Douglas County, Kansas, satisfaction of such mortgage is hereby acknowledged and the same is hereby released.

Dated this...day of March, 1920.

Agnes W. Sinclair,

State of Fla, Palm Beach County, ss.

Be it remembered, that on this 8th day of March A.D. 1920, before me the undersigned, a Notary Public in and for the county and State aforesaid, came Agnes W. Sinclair who is personally known to me to be the same person who executed the foregoing release, and such person duly acknowledged the execution of the same.

In testimony whereof, I have hereunto set my hand and affixed my notarial seal, the day and year last above written.

Bert L. Steen,

Notary Public Palm Beach, County Fla.

Term expires Mar. 25, 1920.

(L.S.)

Recorded March 23, 1920,
At 10:40 o'clock A.M.

Estelle M. Hays
Register of Deeds,
Samuel Hays
Deputy.

MORTGAGE.

This Mortgage, made the 16th day of March A.D. 1920, between William A. Koehler and Lena Koehler, his wife, of the County of Douglas and State of Kansas, parties of the first part, and The Prudential Insurance Company of America, a body corporate, existing under and by virtue of the laws of New Jersey, and having its chief office in the City of Newark, and State of New Jersey, party of the second part,

Witnesseth; that whereas the said parties of the first part are justly indebted to the said The Prudential Insurance Company of America for money borrowed in the sum of Eight Thousand Dollars, to secure the payment of which they have executed one promissory note, of even date herewith, payable on the 25th day of March A.D. 1925, being principal note, which note bears interest from March 25, 1920 at the rate of 5 1/2 per cent. per annum, payable semiannually.

Said note is executed by the said parties of the first part, and both principal and interest bear interest after maturity at the rate of ten (10) per cent. per annum payable annually, until paid, and is made payable to the order of said The Prudential Insurance Company of America, at its office in the City of Newark, New Jersey.

Now, therefore, this indenture Witnesseth; that the said parties of the first part, in consideration of the premises, and for the purpose of securing the payment of the money aforesaid and interest thereon according to the tenor and effect of the said promissory note above mentioned, and also to secure the faithful performance of all the covenants, conditions, stipulations and agreements herein contained, do by these presents, mortgage and warrant unto the said party of the second part, its successors and assigns, forever, all the following described lands and premises, situated and being in the County of Douglas, and State of Kansas, to wit:

The Northwest Quarter (NW 1/4) of Section Thirty One (31), Township Thirteen (13), South of Range Twenty One (21), East of the Sixth Principal Meridian, containing One Hundred Fifty Seven and Seventy Three Hundredths (157.73) Acres, more or less,

And the said parties of the first part expressly agree to pay the said note and the interest thereon promptly as each payment becomes due, and to pay all taxes and assessments against said premises when they become due; and agree that when any taxes or assessments shall be made upon said loan, or upon said party of the second part, or assigns, on account of said loan, either by the State of Kansas or by the County of town wherein said land is situated, the parties of the first part will pay such taxes or assessments when the same become due and payable; and that they will keep the buildings upon the above described real estate insured, in some solvent incorporated insurance company approved by the said party of the second part, for a sum satisfactory to the party of the second part, or assigns, for the benefit of the parties of the second part herein, or assigns, so long as the debt above secured shall remain unpaid, and make the policy of insurance payable to the party of the second part herein, or assigns, as collateral security for the debt hereby secured.

And it is further provided and agreed by and between said parties hereto that if default shall be made in any payment of said note or interest thereon, or any part thereof when due; or if the taxes on said premises are not fully paid before the same shall become delinquent; or upon failure on the part of the parties of the first part to pay the taxes or assessments upon the loan secured by this mortgage or the holder thereof, and insurance premiums as heretofore mentioned, then in such case, the whole of said principal and interest thereon shall, at the option of said second part, or assigns, become due and payable and this mortgage may be foreclosed at any time after such default: but the omission of the party of the second part, or assigns, to exercise this option at any time or times shall not preclude said party of the second part from the exercise thereof at any subsequent default or defaults of said first parties in payments as aforesaid; and it shall not be necessary for said party of the second part, or assigns, to give written notice of its or their intention to exercise said option at any time or times, such notice being hereby expressly waived by said parties of the first part.

This mortgage is secured by the original instrument:
 The same secured by this mortgage has been paid in full, and this mortgage is hereby cancelled this 12th day of April A.D. 1920. Wm. A. Koehler, Insurance Company of America, Inc.

Recorded April 17, 1920
 E. S. Condit
 Register of Deeds