

MORTGAGE RECORD—59.

 Reg. No. 2240
 Fee Paid 2.00

MORTGAGE RECORD—59

 This Indenture, Made this 1st day of November A. D. 1926 between
 Earl C. Ricketts and Beulah A. Ricketts, his wife.

 of Douglas County, in the State of Kans. of the first part, and
 E. W. Bellards of Shawnee County, in the State of Kans. of the second part;

 Witnesseth, That said part 1st of the first part, in consideration of the sum of
 Eight Hundred and Twenty-five (\$825.00) DOLLARS,
 the receipt of which is hereby acknowledged, do by these presents, grant, bargain, sell and convey unto said part 2d of the second part, his
 heirs and assigns, all the following described REAL ESTATE, situated in the County of Douglas and State of Kansas.

 Lot (10) Ten in Block (11) Eleven, University Place,
 an Addition to the City of Lawrence, Kansas.

 Part of the first part is giving this mortgage as a part of
 the purchase price and is also assuming a first
 mortgage of \$3000.00 to the Lawrence Building and
 Loan Assn and the sum of these two mortgages
 amount to more than two-thirds of the purchase
 price.

To Have and to Hold the Same, Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in any wise appertaining, forever:

Provided Always, And these presents are upon this express condition, that whereas said Beulah A. Ricketts, his wife

on this day executed and delivered One certain promissory note in writing to said part 2d of the second part, of which the following

of \$825.00

November 1st, 1926.

 Five years after date for value received we promise to pay the order
 of E. W. Bellards - Eight Hundred and Twenty-five Dollars
 payable as follows: \$6.90 on or before the first day of December
 1926 and at like sum on or before the first day of each and
 every month thereafter to and including the month of November 1931.
 The balance of the principal and interest shall become due, and
 this note shall be figured at the rate of 8% on deferred
 payments.

 Now, If said part 1st of the first part shall pay or cause to be paid to said part 2d of the second part, his heirs or assigns, said sum of money
 in the above described note mentioned, together with the interest thereon, according to the terms and tenor of the same, then these presents shall be wholly discharged
 and void; and otherwise shall remain in full force and effect. But if said sum or sums of money, or any part thereof, or any interest thereon, is not paid when the same is due,
 and if the taxes and assessments of every nature which are or may be assessed and levied against said premises or any part thereof, are not paid when the same are by law made
 due and payable; then the whole of said sum and sums and interest thereon, shall, and by these presents, become due and payable and said part 2d of the second part
 shall be entitled to the possession of said premises.

In Witness Whereof, The said part 1st of the first part has hereunto set their hand the day and year first above written.

Executed in the presence of

 Earl C. Ricketts
 Beulah A. Ricketts

STATE OF KANSAS,

Douglas County, ss.

 Be it Remembered, That on this 2nd day of December A. D. 1926 before me
 the undersigned,

L. S.

who are personally known to me to be the same person who executed the within instrument of writing, and such person

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.

Term Expires April 21-1930.

L. E. Ely.

Notary Public.

 Recorded - Dec. 18, 1926
 at 2:10 P.M.

J. W. E. Wellman, Register of Deeds.

THIS FOLLOWING WAS RECORDED IN THE ORIGINAL INSTRUMENT

\$225.00 Received of Earl C. Ricketts and Beulah A. Ricketts, his wife, the sum of Eight Hundred and Twenty-five Dollars, in full satisfaction of the within Mortgage.

Received Nov. 3-1931

 J. W. E. Wellman
 Register of Deeds.