

MORTGAGE RECORD—59.

 Reg. No. 2496
 Fee Paid 75

PAYING TO ORDER 87117

JOHN CALLAHAN, Clerk of the District Court of Douglas County, Kansas, do hereby certify that a duplicate of the foregoing instrument was made by me at the County Clerk's office on the 28th day of January, 1927, and that the same is duly recorded in Volume 1100 of the Mortgage Record at 11:00 a.m. on the 28th day of January, 1927.

ATTEST:

Harold D. Best
 Register of Deeds
 Douglas County, Kansas
 This mortgage is issued and subject to a mortgage of \$1000.00 to the Northwestern Mutual Life Insurance Company, dated January, 1927.

This Indenture, Made this 28th day of January A. D. 1927 between Elmer E. Myers and Matilda Myers, his wife.

of Douglas County, in the State of Kansas, of the first part, and

of Shawnee County, in the State of Kansas, of the second part;

Witnesseth, That said part 1st of the first part, in consideration of the sum of

Three Hundred DOLLARS, the receipt of which is hereby acknowledged, do by these presents, grant, bargain, sell and convey unto said part 2nd of the second part, his

heirs and assigns, all the following described REAL ESTATE, situated in the County of Douglas and State of Kansas, to wit:

The west half of the northwest fractional quarter of section four in township twelve south, range eighteen east except the following tract used as a cemetery: Beginning at a point twenty feet west of a point sixty-seven rods north of the southwest corner of the east half of the northwest quarter of said section; thence west one rod; thence north twenty six rods; thence east one rod; thence south along the west line of county road twenty six rods to be.

beginning. The premises hereby mortgaged contain seventy-seven and one-half acres—more or less.

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 Elmer E. Myers & Matilda Myers

have this day executed and delivered their certain promissory note in writing to said part 2nd of the second part, of which the following is a copy: Leocompton Kansas, January 28, 1927.

For value received, we promise to pay to H.P. Betzer, or order, Three Hundred Dollars, at his office in Topeka, Kansas, as follows: Thirty dollars on the twenty-eighth day of July, 1927, and thirty dollars on the twenty-eighth day of each January and July thereafter until the whole sum is paid, with interest from date at the rate of six per cent per annum, payable semi-annually on the twenty-eighth days of January and July in each year. If default be made in the payment of any of said installments or in the performance of any of the covenants in the mortgage securing this note or in any prior incumbrance on the whole amount of the note then unpaid shall become, at the option of the holder, become due and payable and shall draw interest from the date of such default at the rate of ten per cent per annum Elmer E. Myers & Matilda Myers to ten per cent per annum.

Now, if said part 1st of the first part shall pay or cause to be paid to said part 2nd 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 2nd of the second part shall be entitled to the possession of said premises.

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

Executed in the presence of

Elmer E. Myers
Matilda Myers

STATE OF KANSAS,

Douglas County, ss.

Be it Remembered, That on this 23rd day of February A. D. 1927 before me

L.S.

Elmer E. Myers and Matilda Myers, his wife

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

Jan 8th 30

J. W. Kreider,

Notary Public.

Recorded—March 22nd—1927
at 8:35 a.m.

Isa E. Wellman
Register of Deeds

This following is endorsed on the original instrument
 \$1100.00
 1925