

MORTGAGE RECORD—59.

This Indenture, Made this Second day of May in theyear of our Lord one thousand nine hundred twenty-one betweenB. I. Reed and Bessie Price Reedof Lawrence, in the County of Douglas and State of Kansas, of the first part, andLucetta D. Stevens

of the second part:

Witnesseth, That the said part 1st of the first part, in consideration of the sum of Twenty-two hundred (\$2200.00) 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 saidpart 2d of the second part, her 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:

Lot Twenty-five (25) Maple Lawn, an Addition to the City of Lawrence, Kansas.with the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said parties of the first part do hereby covenant andagree that at the delivery hereof they are the lawful owners of the premises above granted and seized of a good and inalienable estate of inheritance therein, free and clear ofall 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 saidsum of Twenty-two hundred (\$2200.00) DOLLARS,according to the terms of one certain promissory note, this day executed by saidB. I. Reed and Bessie Price Reedto the said part 2d of the second part; said note being given for the sum ofTwenty-two hundred (\$2200.00) DOLLARS,dated May 2, 1921, due and payable in five year, from date thereof,with interest thereon from the date thereof until paid according to the terms of said note and ten coupons of \$77.00

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 parties 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 mortgage, in the sum of Three thousand (\$3000.00) DOLLARS,

in some insurance company satisfactory to said mortgage, in default whereof the said mortgage may pay the taxes and accruing penalties, interests and costs, and insure the

same at the expense of the said parties 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 2d of the second part, and all sums paid by the part 2d of the second part for insurance, shall be due and payable or not, at the option of the part 2dof the second part; and it shall be lawful for the part 2d of the second part, her executors, administrators or assigns, at any time thereafter, to sell the premisesherely granted, or any part thereof, in the manner prescribed by law, appraisement hereby waived or not, at the option of the part 2d of the second part, her

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 instru-

ment, together with the costs and charges of making such sale, and the over-plus, if any there be, shall be paid by the part 2d making such sale, on demand, to the saidparties of the first part her heirs and assigns.In Testimony Whereof, The said parties of the first part have hereunto set their hands and seals the day and year

last above written.

Signed, sealed and delivered in presence of

B. I. Reed (SEAL)Bessie Price Reed (SEAL)

STATE OF KANSAS,

Douglas County, 25.Be it Remembered, That on this 2 day of May A. D. 1921, before me,the undersigned, a Notary Public in and for said County and State, cameB. I. Reed and Bessie Price Reed, his wife,

(P.S.)

who are personally known to be the same person with 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.

My Commission expires June 24 1922 G. B. Hartford Notary Public.This instrument was filed for record on the 6 day of May A. D. 1921, at 5 o'clock P.M.Estelle Northrup Register of Deeds.By Fernie Flors Deputy.

The following is not rec'd on the original instrument.

The note herein described having been paid in full, this mortgage is hereby released and the lien thereby created discharged.

At witness my hand this 25th day of October A. D. 1921John J. Beckman Notary Public for Kansas

Rec'd by B. I. Reed and Bessie Price Reed

Witnesses: J. Beckman, Notary Public for Kansas

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demand, to the said
the day and year

(SEAL)

(SEAL)

1921, before me,
ty and State, came
his wife,

acknowledged the

written.

Notary Public.

Register of Deeds.

Deputy.