

MORTGAGE RECORD NO. 60

This following is endorsed on the original instrument released and in full, this mortgage is hereby released and in full thereby created and acknowledged by me witness my hand this 23 day of February A.D. 1926

Attest:

Chris J. Kraft

Recorded Feb. 23 1926
Dea E. Weelmann
Register of Deeds

This Indenture, Made this 26 day of September in the year of our Lord nineteen hundred and twenty-one, between Leta M. Conners single of the Township of Douglas and State of Kansas, of the first part, and Chris J. Kraft of the second part:

WITNESSETH That the said party of the first part, in consideration of the sum of

Three hundred DOLLARS, to her duly paid, the receipt of which is hereby acknowledged, have sold, and by these presents do hereby grant, bargain, sell and mortgage to the said party 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: An undivided two-thirds (2/3) interest in One (1) acre in the Section (12) of the Northeast quarter (1/4) of Section thirty-one (31) in Township Twelve (12) of Range Eighteen (18) East of the 6th P.M. divided as follows: Beginning south (S) 1/2 and six (6) feet East of the Northwest corner of said tract and

thence (N) 1/2 of said section thence South Sixteen (16) rods thence East 2 1/2 rods thence North 2 1/2 rods thence West Sixteen (16) rods thence North Sixteen (16) rods thence West 2 1/2 rods to the place of beginning.

The mortgagee agrees to keep the buildings on premises insured against fire, lightning and theft to the extent of their insurable value, in a company approved by the mortgagee with mortgage clause attached making her a payable said mortgagee as assignee as a condition of loan, and said mortgagee shall have the right to have same insured and the cost of said insurance added to the mortgage.

with all the appurtenances, and all the estate, title and interest of the said party of the first part therein. And the said party of the first part do hereby covenant and agree that at the delivery hereof, she is the lawful owner of the premises, above granted, and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances.

This Grant is intended as a Mortgage to secure the payment of the sum of

Three hundred Dollars according to the terms of one note this day executed and delivered by the said party of the first part to the said party of the second part payable ten years after date with interest thereon according to the terms of said note and coupons thereto attached.

and this conveyance shall be void if such payments be made as herein specified. But if default be made in such payments or any part thereof, or interest thereon, or the taxes, or if the insurance is not kept up thereon, then this conveyance shall become absolute, and the whole amount shall become due and payable, and it shall be lawful for the said party of the second part, her executors, administrators and assigns, at any time thereafter to sell the premises hereby granted, or any part thereof, in the manner prescribed by law; and out of all the moneys arising from such sale to retain the amount then due for principal and interest, together with the cost and charges of making such sale, and the overplus, if any there be, shall be paid by the party of the first part making such sale, on demand, to said party of the first part her heirs and assigns.

IN WITNESS WHEREOF, The said party of the first part hath hereunto set her hand and seal the day and year first above written.

Signed, Sealed and Delivered in the presence of

Leta M. Conners (SEAL)
Hugh Blair (SEAL)

STATE OF Kansas

Douglas County ss.

BE IT REMEMBERED, That on this 26 day of Sept A. D. 1921, before me, Hugh Blair, a Notary Public in and for said County and State, came Leta M. Conners single,

to me personally known to be the same person who executed the foregoing instrument, and duly acknowledged 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 30 March 1924 Hugh Blair Notary Public.

Filed for Record the 27 day of Feb A. D. 1921 at 9 o'clock A.M.

Edwin D. Thompson Register of Deeds
John H. Brown Deputy.