

MORTGAGE RECORD NO. 63

SAML DODSWORTH STATIONERY CO KANSAS CITY MO 64102

This Indenture, Made this Eighth day of October in the year of our Lord
nineteen hundred & twenty three, between Carleton V. Kent and Cecilia
Kent, Husband and Wife of Lawrence in the County of
Douglas and State of Kansas, of the first part, and Henry E. Riggs
Ans. Arbor, in the County of Machtinaw, State of Michigan of the second part:

WITNESSETH That the said parties of the first part, in consideration of the sum of
Seven Thousand (\$7000.00) DOLLARS,
to them duly paid, the receipt of which is hereby acknowledged, have sold, and by these presents do grant, bargain,
sell and mortgage to the said party of the second part his 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: Beginning on the north line
of the Northeast Quarter of Section No. 16 Township Thirteen (13) Range Twenty (20)
East, (60) rods East of the West line of said Quarter Section, run thence
South on a line parallel with the West line Forty-two (42) rods, thence run
East on a line parallel with the North line Twenty (20) rods, thence run
North on a line parallel with the East line Forty-two (42) rods to the North line, thence
run West along the North line Twenty (20) rods to the place of beginning said parcel
containing Five & One-fourth (5 1/4) acres Also, commencing at a point Eighty (80) rods due east
of the Northwest corner of the Northeast Quarter of Section No. 16 Township Thirteen (13) Range Twenty (20)
thence South Forty-two (42) rods, thence East Two (2) rods, thence North Forty-two (42) rods, thence West Two (2)
rods to the place of beginning: All in Douglas County, Kansas. It is hereby agreed that all of any part of
the land herein described may be made, subject to the approval of the party of the second part, and as sold, shall
be released from the lien of this mortgage on payment of two-thirds the purchase price of said tract, to be applied
on the principal of the note hereby described, with all the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said

Carleton V. Kent and Cecilia L. Kent
do hereby covenant and agree that at the delivery hereof they are the lawful owners of the premises, above granted,
and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances. And they will keep the building
on said property insured for a long approved insurance company payable in case of loss to the
mortgagee or assigns. If the mortgagee or collateral security thereto
mortgagee or assigns. If the mortgagee or collateral security thereto
This Grant is intended as a Mortgage to secure the payment of the sum of

Seven Thousand Dollars
according to the terms of one certain note this day executed
and delivered by the said Carleton V. Kent & Cecilia L. Kent to the said party of the second part
said note bearing six percent (6%) interest payable semi-annually March 1st & September 1st at
the Lawrence National Bank, Lawrence, Kansas.
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, his 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 sales to retain the amount then due for principal and interest, together with the cost and charges
of making such sales, and the overplus, if any there be, shall be paid by the party of the first part making such sale, on demand, to said
parties of the first part their heirs and assigns.

IN WITNESS WHEREOF, The said parties of the first part have hereunto set their hands and seal, at
the day and year first above written.

Signed, Sealed and Delivered in the presence of

Carleton V. Kent (SEAL)
Cecilia L. Kent (SEAL)
(Seal)

STATE OF Kansas } ss.
Douglas County

BE IT REMEMBERED, That on this 9 day of Nov. A. D. 1923, before me,
L. S. a Notary Public in and for said County and State, came
Carleton V. Kent and Cecilia L. Kent, husband and
wife 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 Jan. 23 1924 L. M. Mantel Notary Public.

Filed for Record the 9 day of November A. D. 1923, at 3 o'clock P. M.
Eda C. Hollman Register of Deeds.
Deputy.

FORM 2

Recorded April 28 1923

The following is endorsed on the original instrument:

The same herein described having been paid in full, this mortgage is hereby

released and the same thereby granted discharged.

At witness my hand this subscribed day of July A.D. 1923Henry E. Riggs

Received Copy 30- 1924

E. C. Rumborg

The party Henry E. Riggs having been paid in full, this mortgage is hereby released,
and the same thereby granted discharged.