

MORTGAGE RECORD NO. 63

SAML DODD NORTH STATIONERY CO KANSAS CITY MO 64108

This Indenture, Made this 27th day of August in the year of our Lord 1925, between Walter Rigdon and Maggie Rigdon, his wife of Douglas and State of Kansas, of the first part, and The Fraternal Aid Union, a corporation of Lawrence, Kansas of the second part:

WITNESSETH That the said parties of the first part, in consideration of the sum of Twenty Five Hundred & no/100 - (\$2500.00) 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 part y of the second part its successors 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 Fifty-nine (59) and the North One (1/2) of Lot 59, Section (61) of Kentucky Street in the City of Lawrence, Kansas

with all the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said Walter Rigdon & Maggie Rigdon, his wife, 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. They will keep the building unseparably insured for \$500.00 fire & lightning policies to contain m/c

in favor of the delivered to the legal holder hereof

This Grant is intended as a Mortgage to secure the payment of the sum of Twenty five Hundred & no/100 - Dollars according to the terms of One certain note this day executed and delivered by the said parties of the first part to the said part y of the second part \$2500.00 due Five Years after date with interest at 6% per cent payable semi-annually

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 part y of the second part its successors, 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 part y making such sale, on demand, to said parties of the first part heirs and assigns.

IN WITNESS WHEREOF, The said part two of the first part have hereunto set their hand and seals the day and year first above written.

Signed, Sealed and Delivered in the presence of

Walter Rigdon (SEAL)
Maggie Rigdon (SEAL)

STATE OF Kansas ss.
Douglas County

BE IT REMEMBERED That on this 27th day of August A. D. 1925, before me, J. A. Wood Notary Public in and for said County and State, came L. S. Walter Rigdon and Maggie Rigdon - his wife to me personally known to be the same persons 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 Apr 10 1925 J. A. Wood Notary Public.

Filed for Record the 27th day of Aug A. D. 1925 at 2 o'clock P. M.
O. E. Williamson Register of Deeds.
Deputy.

The following is certified on the original instrument.

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

An witness my hand this 27th day of August A. D. 1925
Attest my and The Fraternal Aid Union
J. A. Wood Notary Public

For Release see Book 104 Page 619

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in the County of

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Notary Public.
o'clock A. M.
Register of Deeds.
Deputy.