

from, to wit: The Southeast quarter of Section twenty two (22), Township twelve (12) South, Range nineteen (19) east of the sixth principal meridian; containing 160 acres more or less as shown by the United States government survey. And I warrant the title against the lawful claims of all persons whomsoever.

This conveyance is junior and subsequent to a mortgage upon the same real estate for \$11,000.00-- of even date herewith, in which each party is the same as here in. It is agreed that if a promissory note for \$1097.85 payable in five annual installments (the 1st installment falling due February 1st, 1928,) at the office of said company in the City of Kansas City, Missouri, made and delivered this day by the first party to the second party, and secured hereby, be paid according to the terms thereof, and the coupons named in said prior mortgage be paid as herein provided, and the several agreements made by said first party in said prior mortgage be faithfully performed then this conveyance shall be void and be released at the expense of the first party or assigns.

If, however, any installment of the said promissory note or any of said coupons become delinquent, or the second party pay out any sum under the terms of said prior mortgage, for insurance, taxes, assessments, or to procure release of statutory lien claims, or the said prior mortgage is paid off in full, then, at the election of said second party, the whole of the balance of said installment note shall become due and shall bear interest at the rate of ten per centum per annum from the date thereof; and to any judgment rendered upon said note there may be added the amount of the said coupons then delinquent, and all the sums so paid for insurance, taxes assessments, and to release statutory lien claims with interest upon all said sums at the rate of ten per centum per annum, and the proceeds of foreclosure and sale under this mortgage shall be applied in the payment of the entire amount so found to be due; the said installment note secured by this mortgage is given in consideration of services rendered and expenses of the second party in and about the making and sale of, and for commissions upon the loan of money to the first party, secured by the prior mortgage mentioned above.

It is further stipulated and agreed by the first party that upon the institution of proceedings to foreclose this mortgage, the plaintiff therein shall be entitled to have a receiver appointed by the court to take possession and control of the premises described herein and to collect the rents and profits thereof, under the direction of the court, without the proof required by statute, the amount so collected by such receiver to be applied, under the direction of the court, to the payment of any judgment rendered or amount found due upon the foreclosure of this mortgage.

In case this mortgage is foreclosed, the sale thereunder may be made with or without appraisal, at the option of said second party, its successors or assigns.

Dated this 8th day of February 1923.

Signed in presence of

Mary S. Learnard

Revenue Stamps Affixed to Promissory Note

STATE OF KANSAS)
DOUGLAS COUNTY) SS.

BE IT REMEMBERED, that on this 8th day of February 1923 before me, Notary Public in and for said County and State, came Mary S. Learnard, who is personally known to me to be the same person who executed the foregoing instrument of writing and such person duly acknowledged the execution of the same. And the said Mary S. Learnard further declares herself to be single and unmarried.

Witness my hand and official the day and year last above written.

(L. S.)

A. F. Flinn
Notary Public

My Commission expires April 10, 1923.

Recorded Feb. 8, 1923

At 11:55 O'clock A.M.

Joe C. Wellman

Register of Deeds

Deputy

KANSAS REAL ESTATE MORTGAGE.

In Consideration of Two Thousand Three Hundred and No/100-----DOLLARS Charles A. Force and Julia Force, his wife, of Douglas County, State of Kansas, mortgagors, hereby, grant, bargain, sell convey and mortgage unto KANSAS CITY JOINT LAND BANK of Kansas City, Missouri, a corporation organized and existing under an Act of Congress of the United States of America known as the Federal Farm Loan Act, with its principal office in Kansas City, in the County of Jackson, State of Missouri, mortgagee the following described real estate situated in Douglas County, Kansas, to-wit:

Beginning at a division fence which is Eighteen chains more or less West of the Southeast corner of the Northeast fractional Quarter of Section Two (2), Township Twelve (12), Range Eighteen (18), thence West on Quarter Section line Ten (10) chains

Recorded May 4, 1923
Joe C. Wellman
Register of Deeds

For Deposit - \$24.25, net