

State of Kansas
Douglas County, KS.

Be it remembered, that on this 1st day of Dec. A.D. 1926 before the undersigned C.E. Cory a Notary Public in and for the county and state aforesaid duly commissioned and qualified personally came Henry W. Miskimen and Lucy E. Miskimen his wife who are personally known to me to be the same persons who executed the foregoing instrument of writing as grantors and such persons duly and severally acknowledged the execution of the same.

In Testimony Whereof, I have hereunto set my hand and affixed my official seal the day and year last written.

C.E. Cory
Notary Public

LS
Commission expires Dec. 16, 1926.

MORTGAGE.

State of Kansas, Douglas co. ss
This instrument was filed for record Jan. 22, 1926, At 10:15 A.M.

Lois E. Wellman
Register of Deeds,

Red. No. 1398
To Edgar M. Jardon et al.
Ottawa Mtg. co.

This Indenture, Made this 18th day of January in the year of our Lord one thousand nine hundred and twenty six between Edgar M. Jardon and Effie Jardon his wife of Kansas City in the County of Jackson and State of Missouri parties of the first part and The Ottawa Mortgage Company a corporation under the laws of Kansas located at Ottawa, Franklin County, Kansas, party of the second part; Witnesseth, That the said parties of the first part in consideration of the sum of \$2000. Two thousand 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, its successors 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:

The south half (1/2) of lots eighty four (84) and eighty six (86) and the south half (1/2) of the east forty (40) feet of lot eighty eight (88) on Grove street in Baldwin City Douglas County, 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 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 encumbrances.

First party hereby agrees to keep both fire and tornado policies of insurance on the buildings on said premises in some company or companies approved by said second party for the benefit of said second party, or assigns in the sum of not less than \$3500.00 Dollars each, and shall deliver the policies to said second party, and should said first party neglect so to do the legal holder hereof may effect such insurance and recover of said first party the amount paid therefor with interest at ten per cent per annum and this mortgage shall stand as security therefor.

This grant is intended as a Mortgage to secure the payment of the sum of \$2000.00 Two Thousand Dollars according to the terms of a certain mortgage note or bond this day executed by the said parties of the first part and payable on the 18th day of January 1929 to the order of said second party with interest thereon according to the tenor thereof payable semi-annually, according to the terms of six interest notes attached and all of said notes bearing ten per cent interest after due, both principal and interest being payable in lawful money of the United States of America at the office of The Ottawa Mortgage Company, in Ottawa Kansas, And this conveyance shall be void if such payment be made as herein specified. But if default be made in such payment or any part thereof or interest thereon, or if the taxes on said land are not paid when the same become due and payable or if the insurance is not kept up thereon as provided herein or if the buildings are not kept in good repair, or if the improvements are not kept in good condition, or if waste is committed on said premises then this conveyance shall become absolute and the whole sum, remaining unpaid shall immediately become due and payable at the option of the holder hereof, and it shall be lawful for said party of the second part its successors and assigns, at any time thereafter to take possession of the said premises and all the improvements thereon, and receive the rents issues and profits thereof, and to sell the premises hereby granted or any part thereof in the manner prescribed by law, and out of all moneys arising from such sale to retain the amount then unpaid of principal and interest together with costs and charges of making such sale and the surplus if any there be shall be paid by the party making such sale on demand to the said parties or their heirs and assigns.

In Witness Whereof, The said parties of the first part have hereunto set their hand and seal the day and year last above written.

WITNESSES:

Edgar M. Jardon (SEAL)
Effie Jardon. (SEAL)

State of Kansas
Franklin County KS.

Be it remembered, That on this 18th day of January A.D. 1926 before me a Notary Public in and for said county and state came Edgar M. Jardon and Effie Jardon his wife to me personally known to be the same person who executed the foregoing instrument and duly acknowledged the execution of the same.

In Witness Whereof, I have hereunto subscribed my name and affixed my official seal the day and year last above written.

Ruth E. Pierson
Notary Public

LS
My Commission expires Mar. 28, 1926.

The following is endorsed on the original instrument.
 The Ottawa Mortgage Co. having been paid full price of the property
 released on this the original instrument this 18th day of June.
 1929.
 The Ottawa Mortgage Company
 184 E. 1st St. Ottawa, Kan.
 (Corporate)
 Roubid June 13 1929
 E. E. Clendinning
 Clerk of Deeds.