

SAML. DOUGLASS STATIONERY CO. KANSAS CITY MO 64114

then this mortgage, and all sums of money secured hereby, less the interest for the unexpired time, shall at the option of the second party, its successors or assigns, become at once due and payable, without further notice, and this mortgage may then be foreclosed and the mortgaged premises sold in one body. The note secured by this mortgage shall after maturity (whether the same matures by lapse of time or by the exercise of the option to declare the whole sum due for breach of any condition or agreement to declare the whole sum due or not) bear interest at the rate of ten per cent per annum until paid.

SIXTH And it is further agreed that if an action is commenced to foreclose this mortgage the said second party, its successors or assigns, shall have the right to have a receiver of the mortgaged property appointed at once, who shall take immediate possession of and control and preserve the same, and the rents and profits thereof, for the payment of the mortgage debt, and said receiver's costs and expenses, and may discharge all duties of a receiver.

SEVENTH And it is further agreed and declared that this mortgage and the bond or note and coupons secured hereby, are made under and are to be construed by the laws of the State of Kansas. The foregoing conditions being fully performed, this conveyance shall be void, otherwise to be and remain in full force and effect.

In Witness Whereof, We have hereunto set our hands

Signed in the presence of

James G. H. Jones  
May J. Jones

State of Kansas )  
County of Douglas ) ss;

On this 23rd day of January, 1926 before me the undersigned a Notary Public duly commissioned and qualified for and residing in said County and State, personally came James G. H. Jones and Mary J. Jones, his wife, ----- to me personally known to be the identical persons in and who signed and executed the foregoing instrument and duly acknowledged said instrument and execution of the same to be their voluntary act and deed.

Witness my hand and Notarial Seal, the day and year last above written.

L.S.  
My Commission expires Sept. 9, 1929.

John H. Tucker, Notary Public.

From James G. H. Jones et ux  
To E. E. McCorkle

MORTGAGE-

State of Kansas Douglas County, ss;  
This instrument filed for record  
March 1, 1926 at 3:55 PM.  
J. E. Williams  
Register of Deeds.

KNOW ALL MEN BY THESE PRESENTS, That James G. H. Jones and Mary J. Jones, his wife, of the County of Douglas and State of Kansas, in consideration of the sum of ---Six Hundred (\$600.00) Dollars in hand paid, do hereby sell and convey unto E. E. McCorkle - of the County of Jackson and State of Missouri, the following described premises, situated in the County of Douglas State of Kansas, to-wit:

The West half of the Northwest quarter of Section Three (3); All that part of the East half of the Northeast quarter of Section Four (4) lying east of the Atchison, Topoka & Santa Fe Railroad right of way; All that part of the South half of the Southeast quarter of Section Four (4) and all that part of the North half of the North half of the Southeast quarter of Section Nine (9) lying West of the right of way of the Atchison, Topoka and Santa Fe Railroad, of Section -- all in Township Fourteen (14) South Range Twenty (20) East of the Sixth Principal Meridian.

The intention being to convey hereby an absolute title in fee simple, including all marital and homestead rights, and all other contingent interest in and to the above described premises, to have and to hold the premises above described, with all the appurtenances thereto belonging unto the said E. E. McCorkle, and to his heirs and assigns forever.

Provided Always, And these presents are upon the express condition that if the said James G. H. Jones and Mary J. Jones, his wife, shall pay or cause to be paid to the said E. E. McCorkle, his heirs, executors, administrators or assigns, the sum of ---Six Hundred (\$600.00) Dollars payable as follows, to-wit:

Thirty Dollars on the first day of October 1926, and alike amount on the first day of April and October of each and every year thereafter until and including the first day of April 1936 with interest thereon from maturity until paid, at the rate of ten per cent per annum, according to the tenor and effect of the Twenty promissory notes of the said James G. H. Jones and Mary J. Jones, his wife, of even date herewith.

In case of default for ten days in the payment of any of said notes, or any part thereof, when the same become due then all of said notes shall become due and payable immediately. The said parties of the first part, agrees to pay all taxes and special assessments of any kind assessed against upon said property, as they mature; which may be levied against said property, before delinquency, and upon a failure or neglect to do so, such taxes or assessments or any other liens on said property may be paid by said second party, and such payments with ten per cent interest from date thereof, may be collected from the said first parties and shall be secured by these presents. The foregoing conditions all and singular, being performed according to their natural and legal import, this conveyance shall be void, otherwise, to be and remain in full force and effect.

Signed this Twenty first day of January A.D. 1926.

In Presence of

James G. H. Jones  
May J. Jones.

State of Kansas )

Douglas County, ) ss; On this 23rd day of January A.D. 1926, before me, a Notary Public, in and for said County personally came James G. H. Jones and Mary J. Jones, his wife, personally known to me to be the same persons who executed the above instrument and they duly acknowledged said instrument and the execution thereof to be their free and voluntary act and deed.

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

John H. Tucker, Notary Public.

L.S.  
My Commission expires  
Sept. 9, 1929.

ATTEST:

J. E. Williams  
Register of Deeds

J. E. Williams, Clerk of the District Court, Douglas County, Mo.  
do hereby certify that a judgment of foreclosure of the mortgage hereinbefore made by said District Court on the 1st day of March, 1926, and that the same is duly recorded in Book 15, page 144, of the records of said District Court, at St. Louis, Mo., on the 1st day of April, 1926.