

MORTGAGE RECORD No. 78

347

From

State of Kansas
County of Douglas

This instrument was filed for record in the office of
REGISTER OF DEEDS
of said County, on the 13 day of February
1942, at 2:55 o'clock P. M.

To
THE FEDERAL LAND BANK OF WICHITA
Wichita, Kansas

Nash & Best
Register of Deeds

Loan No.

THIS INDENTURE, made this 2nd day of January, 1942, between
H. C. Bauer also known as Heinrich C. Bauer and Dorothy H. Bauer, his wife
of the county of Douglas, and State of Kansas, hereinafter called the mortgagor, whether one or more, and
THE FEDERAL LAND BANK OF WICHITA, KANSAS, hereinafter called the mortgagee.

WITNESSETH: That said mortgagor, for and in consideration of the sum of
FOUR THOUSAND EIGHT HUNDRED AND NO/100 (\$4800.00) DOLLARS
in hand paid by the mortgagee, receipt of which is hereby acknowledged, has granted, bargained and sold, and does by these presents grant,
bargain, sell and convey to said mortgagee, all of the following described real estate situate in the County of Douglas, and
State of Kansas, to-wit:

East Half (E $\frac{1}{2}$) of Section Twenty-eight (28), Township Twelve (12) South, Range Nineteen (19)
East of the Sixth Principal Meridian, except 1.15 acres described as follows: Beginning at
the Southwest corner of Southeast Quarter (SE $\frac{1}{4}$) of said Section Twenty-eight (28), thence
running North on the half section line 92 rods, thence East 2 rods, thence South 92 rods,
thence West 2 rods to place of beginning;

Containing 320 acres, more or less, according to the U. S. Government Survey thereof;

Together with all privileges, hereditaments and appurtenances thereunto belonging, or in any wise appertaining, including all water, irrigation and drainage rights of every kind and description, however evidenced or manifested, and all rights-of-way, apparatus and fixtures belonging to or used in connection therewith, whether owned by the mortgagor at the date of this mortgage, or thereafter acquired.

Provided, this mortgage is given to secure the payment by the mortgagor to the mortgagee, at its offices in the City of Wichita, State of Kansas, of the sum of \$4800.00 with interest at the rate of 4 $\frac{1}{2}$ per cent per annum, evidenced by a certain promissory note of even date herewith, executed by the mortgagor to the mortgagee, conditioned for the payment of said sum and interest on the amortization plan in 65 semi-annual installments, and a final installment of \$122.55, due on the 1st day of December, 1974, unless sooner matured by extra payments on principal, in accordance with the amortization table printed on the back of said note; which note further provides that all sums not paid when due shall bear interest from the due date to the date of payment at the rate of eight per cent per annum.