

MORTGAGE RECORD No. 78

415

Receiving No. 22751

From
Perry W. McPheeters
 To
THE FEDERAL LAND BANK OF WICHITA
 Wichita, Kansas

State of Kansas
 County of Douglas

This instrument was filed for record in the office of
 REGISTER OF DEEDS
 of said County, on the 2nd day of March
 1945, at 9:45 o'clock A.M.

Harold A. Beck
 Register of Deeds.

Loan No.

THIS INDENTURE, made this 26th day of September, 1944, between PERRY W. MCPHETERS and MAUREEN
ELIA MCPHETERS, 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
THREE THOUSAND FOUR HUNDRED AND 10/100 (\$3,400.00)- 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 followin; described real estate situate in the County of Douglas, and
 State of Kansas, to-wit:

Northwest Quarter (NW $\frac{1}{4}$) of Section Twenty-six (26),
 less five acres in the Southwest corner, and North
 10 acres of East 36 acres of the West Half (W $\frac{1}{2}$) of
 the Southwest Quarter (SW $\frac{1}{4}$), less .36 acre, of
 Section Twenty-six (26), Township Fourteen (14)
 South, Range Twenty (20) East of the Sixty Principal
 Meridian,
 Containing 164.64 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 \$3,400.00 with interest at the rate of 4 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 \$66.70, due on the 1st day of December, 1977, 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.