

# MORTGAGE RECORD No. 79

501

per cent per annum, payable semi-annually, as evidenced by ten interest coupons for the sum of \$510.00 each, falling due on the 25th days of October and April in each year, both principal and interest notes are payable at office of payee in Kansas City, Missouri, and bear interest from maturity until paid at the rate of 8 per cent per annum, payable semi-annually.

Privilege reserved to pay \$500.00 or any multiple thereof on any semi-annual interest paying date.

NOW, if the said first party shall well and truly pay, or cause to be paid, the sum of money in said note mentioned, with the interest thereon, according to the tenor and effect of said note, then these presents shall be null and void. But if said sum of money or either of them, or any part thereof, or any interest thereon, be not paid when the same become due, then, and in that case, the whole of said sum and interest shall, at the option of said party of the second part or assigns, by virtue of this Mortgage, immediately become due and payable; or, if the taxes and assessments of every nature which are or may be assessed against said land and appurtenances, or either of them, or any part thereof, are not paid at the time when the same are by law made due and payable, then in like manner the said note, and the whole of said sum shall immediately become due and payable; and upon forfeiture of this Mortgage, or in case of default in any of the payments herein provided for, the party of the second part, its successors, executors, administrators and assigns, shall be entitled to a judgment for the sum due upon said note and the additional sums paid by virtue of this Mortgage, and all costs and expenses of enforcing the same, as provided by law, and a decree for the sale of said premises in satisfaction of said judgment, foreclosing all rights and equities in and to said premises of said party of the first part, her heirs and assigns, and all persons claiming under her, at which sale, appraisal of said property is hereby waived by said party of the first part, and all benefits of the Homestead, Exemption and Stay Laws of the State of Kansas are hereby waived by said party of the first part. And the said party of the first part shall and will at her own expense from the date of the execution of this Mortgage until said note and interest, and all liens and charges by virtue hereof, are fully paid off and discharged, keep the buildings erected and to be erected on said lands, insured in some responsible insurance company duly authorized to do business in the State of Kansas, to the amount of Fifteen thousand and no/100 - - Dollars, for the benefit of the said party of the second part or his assigns; and in default thereof said party of the second part may at his option effect such insurance in its own name, and the premium or premiums, costs, charges and expense for effecting the same shall be an additional lien on said mortgaged property, and may at his option pay any taxes or statutory liens against said property, all of which sums with 8 per cent interest may be enforced and collected in the same manner as the principal debt hereby secured.

AND the said party of the first part hereby covenant and agree that at the delivery hereof said Irene Jardon is the lawful owner of the premises above granted and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrance and that she will Warrant and Defend the same in the quiet and peaceable possession of said party of the second part its successors and assigns forever; against the lawful claim of all persons whomsoever.

IN WITNESS WHEREOF, The said party of the first part has hereunto set her hand the day and year first above written.

Irene Jardon

STATE OF MISSOURI )  
County of Jackson ) ss.

BE IT REMEMBERED, That on this 27th day of April, A. D. 1936, before me, the undersigned, a notary public in and for the County and State aforesaid, came IRENE JARDON who is personally known to me to be the same person who executed the within instrument of writing, and such person duly acknowledged the execution of same. And the said Irene Jardon further declared herself to be single and unmarried.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my seal the day and year last above written.

Bettie Hall  
Notary Public.

(SEAL) Term expires March 29, 1940

Recorded April 29, 1936 at 4:45 P.M.

*Harold A. Beck*

Register of Deeds.

Receiving No. 2264 -

## MORTGAGE

THIS INDENTURE, made and executed this 27th day of March 1936 by George J. Bahrauer, a widower, of Douglas County, Kansas, party of the first part, and THE UNION CENTRAL LIFE INSURANCE COMPANY a corporation organized under the laws of Ohio, with its principal office in Cincinnati, Ohio, party of the second part:

WITNESSETH, That the said party of the first part for and in consideration of the sum of Six Thousand Five Hundred and no/100 - - (\$6,500.00) DOLLARS, paid by the said party of the second part, the receipt of which is hereby acknowledged, mortgages and warrants unto the said party of the second part, its successors and assigns, forever, the certain tract or parcel of real estate situated in Douglas County, Kansas, described as follows, to-wit:

The Southeast Quarter (SE $\frac{1}{4}$ ) and the South One-eighth (S $\frac{1}{8}$ ) of the Northeast Quarter (NE $\frac{1}{4}$ ) of Section Five (5), and the West Half (W $\frac{1}{2}$ ) of the Northwest Quarter (NW $\frac{1}{4}$ ) of Section Sixteen (16), and the Northeast Quarter (NE $\frac{1}{4}$ ) of Section Seventeen (17), all in Township Twelve (12), South, Range Eighteen (18), East and containing Four Hundred Twenty (420) acres.

To secure the payment of a debt evidenced by a certain promissory note, signed by George J. Bahrauer, George M. Bahrauer and West Bahrauer party of the first part, and more fully described as follows: One principal note for the sum of Six Thousand Five Hundred and no/100 (\$6,500.00) dollars payable as follows:

\$65.00 on the first day of October 1935,  
\$65.00 on the first day of April 1937,  
\$65.00 on the first day of October 1937,  
\$65.00 on the first day of April 1938,  
\$65.00 on the first day of October 1938,  
\$65.00 on the first day of April 1939,  
\$65.00 on the first day of October 1939,  
\$65.00 on the first day of April 1940,  
\$65.00 on the first day of October 1940,  
\$65.00 on the first day of April 1941,  
\$97.50 on the first day of October 1941,  
\$97.50 on the first day of April 1942.

\$17000.00  
Received of *Don*  
The sum of *Seventeen* Dollars  
Satisfaction of the within Mortgage.  
Copy file  
1936  
Oct. 1  
1936

Reg. No. 596  
Fee Paid \$16.35