

Mortgage Record 81

Registering No. 165

Loan No.

Appl. #145261-356-Kansas

Form No. 330

FROM

ROBERT E. SIMS

STATE OF KANSAS
COUNTY OF DOUGLAS

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This instrument was filed for record in the office of

REGISTER OF DEEDS

of said County, on the 26 day of February

1935, at 1:45 o'clock P. M.

Harold A. Bush
Register of Deeds.TO
THE FEDERAL LAND BANK OF WICHITA
Wichita, Kansas

THIS INDENTURE, made this 1st day of February, 1935, between

Robert E. Sims, single; Ethan A. Sims and Mabelle L. Sims, 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, WICHITA, KANSAS, hereinafter called the mortgagee.

WITNESSETH: That said mortgagor, for and in consideration of the sum of

TWELVE THOUSAND FIVE HUNDRED AND NO/100 (\$12500.00)

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:

The West Half (W $\frac{1}{2}$) of Section Thirteen (13), excepting therefrom a parcel of land containing 1.75 acres, more or less, conveyed for school purposes, bounded and described as follows: Beginning at a point 20 feet North of the Southeast corner of said Half Section and running thence West 28 rods, thence North 10 rods, thence East 28 rods, thence South 10 rods to the place of beginning. Also the Northwest Quarter (NW $\frac{1}{4}$) of Section Fourteen (14) and the East Half (E $\frac{1}{2}$) of Section Fourteen (14), all in Township Twelve (12) South, Range Eighteen (18) East of the Sixth (6) Principal Meridian;

Containing in all 798.25 acres, more or less, according to the U. S. Government survey thereof.

Together with all privileges, hereditaments and appurtenances therunto 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 \$12500.00 with interest at the rate of 5 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 Sixty-Five

semi-annual installments, and a final installment of \$320.31 due on the 1st day of April 1938, 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.