

MORTGAGE RECORD 87

29

The World Co., Lawrence, Kansas

FROM

STATE OF KANSAS, DOUGLAS COUNTY, ss.

This instrument was filed for record on the 20 day of

July A.D., 1940, At 9:30 A. M.

Register of Deeds.

By Deputy.

THIS INDENTURE, Made this 15th day of July in the year of our Lord nineteen hundred Forty between

Ina J. Showalter and C M Showalter her husband

of Baldwin City in the County of Douglas and State of Kansas
of the first part, and Smith Leonard

of the second part.

WITNESSETH, That the said parties of the first part, in consideration of the sum of

Two hundred

DOLLARS

to them duly paid, the receipt of which is hereby acknowledged, have sold and by these presents do grant, bargain, sell and Mortgage to the said party of the second part his heirs and assigns forever, all that tract or parcel of land situated in the County of Douglas, and State of Kansas, described as follows, to-wit:

The North One Third of Lots

One hundred nineteen (119)

One hundred Twenty One (121)

One hundred Twenty Three (123) on

High Street, Baldwin City Kansas

with all the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said

Ina J Showalter and C. M. Showalter

do hereby covenant and agree that at the delivery hereof they are the lawful owner of the premises above granted, and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances.

This grant is intended as a mortgage to secure the payment of the sum of

Two hundred

Dollars, according to the terms of

one certain note this day executed and delivered by the said

to the said party of the second part due

and this conveyance shall be void if such payments be made as herein specified. But if default be made in such payments, or any part thereof, or interest thereon, or the taxes, or if the insurance is not kept up thereon, then this conveyance shall become absolute, and the whole amount shall become due and payable, and it shall be lawful for the said party of the second part his executors, administrators and assigns, at any time thereafter to sell the premises hereby granted, or any part thereof, in the manner prescribed by law; and out of all the moneys arising from such sale to retain the amount then due for principal and interest, together with the cost and charges of making such sale, and the overplus, if any there be, shall be paid by the party making such sale, on demand, to said Ina J Showalter and C. M. Showalter heirs and assigns

IN WITNESS WHEREOF, The said parties of the first part have hereunto set their hands and seals the day and year first above written.

Signed, sealed and delivered in presence of

Ina J Showalter

(SEAL)

C M Showalter

(SEAL)

STATE OF KANSAS,

ss.

County of Douglas County

BE IT REMEMBERED, That on this 15th day of July

A.D. 1940 before me

W M Clark

a Notary Public in and for said County and State,

came

Ina J Showalter and C. M. Showalter her husband

to me personally known to be the same person who executed the foregoing instrument of writing and duly acknowledged the execution of the same.

(SEAL)

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed by official seal on the day and year last above written.

My Commission expires May 15

1945

W M Clark

Notary Public.

RELEASE

The note herein described having been paid in full, this mortgage is hereby released, and the lien thereby created, discharged.

As Witness my hand, this 25 day of February

A.D. 1943

Attest:

Eugene Leonard
C. M. Leonard
H. A. LeonardThis mortgage was written on the original mortgage entered this 25 day of February 1943
Harold A. Reed
Reg. of Deeds.