

Receiving No. 25260

MORTGAGE RECORD 90

Reg. No. 4460

Fee Paid \$10.00

The World Co., Lawrence, Kansas

FROM

Irvin B. Kraft, et al

TO

Frank Wulfschlae

STATE OF KANSAS, DOUGLAS COUNTY, ss.

This instrument was filed for record on the 2 day of November A.D. 1946, at 9:15 A.M.

Harold A. Beck

Register of Deeds.

By Deputy.

THIS INDENTURE, Made this 20th day of October in the year of our Lord nineteen hundred forty-five (1945) between Irvin B. Kraft and Rosa E. Kraft, his wife, and Roland I. Kraft and Christine J. Kraft, his wife, of Leosmpton in the County of Douglas and State of Kansas of the first part, and Frank Wulfschlae, of the second part.

WITNESSETH, That the said parties of the first part, in consideration of the sum of FOUR THOUSAND and no/100 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 West half of the Northeast Quarter ($\frac{1}{2}$ of NE $\frac{1}{4}$) of Section Thirty-one (31) Township Twelve (12), Range Eighteen (18), containing 75 acres more or less.

with all the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said parties of the first part 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 inalienable 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 Four thousand and no/100 Dollars, according to the terms of one certain promissory note this day executed and delivered by the said parties of the first part to the said party of the second part.

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 parties of the first part 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

Irvin B. Kraft
Rosa E. Kraft (SEAL)
Roland I. Kraft
Christine J. Kraft (SEAL)

STATE OF KANSAS, }
County of Douglas } ss. BE IT REMEMBERED, That on this 20th day of October A.D. 1946 before me Josephine Hill a Notary Public in and for said County and State, came Irvin B. Kraft and Rosa E. Kraft, his wife, Roland I. Kraft and Christine J. Kraft, his wife, to me personally known to be the same persons who executed the foregoing instrument of writing and duly acknowledged the execution of the same.

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

My Commission expires December 28, 1946 Josephine Hill 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 11th day of September A.D. 1946.

Attest:

Frank L. Wulfschlae, executor of the estate of
Frank Wulfschlae, deceased.

This release was written on the original mortgage entered this 1st day of October 1946.

Harold A. Beck
Reg. of Deeds
Deputy