

38581 BOOK 95

MORTGAGE-Standard Form

(No. 52 A)

F. S. Eggle, Publisher of Legal Blanks, Lawrence, Kansas

This Indenture,

Made this 15th day of June A. D. 1949 between Harry Schmidt and Edna Schmidt, husband and wife,

of Lawrence in the County of Douglas and State of Kansas of the first part, and H. E. Kennedy, of Okmulgee, Oklahoma,

of the second part.

Witnesseth, That the said part 1st of the first part, in consideration of the sum of SEVEN THOUSAND & No/100 (\$7,000.00) - 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 part 2nd 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: A tract of land bounded by a line described as: Beginning 869.2 feet East of the Southwest corner of the Southeast Quarter Fractional of Section thirty-three, Township Twelve South, Range Twenty East; thence North parallel to the West line of said Quarter Section to the South Bank of the Kansas River; thence Easterly along the South Bank of said River to a point 1943.52 feet East of the West line of said Southeast Quarter Section; thence South to the South line of said Quarter Section; thence West 1074.32 feet on said South line of said Quarter Section to the place of beginning, and containing 54.05 acres, more or less

with all the appurtenances, and all the estate, title and interest of the said part 1st of the first part therein. And the said Harry Schmidt and Edna Schmidt, 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 indefeasible estate of inheritance therein, free and clear of all incumbrances

This grant is intended as a mortgage to secure the payment of Seven Thousand & No/100 (\$7,000.00) Dollars, according to the terms of one certain promissory note this day executed and delivered by the said Harry Schmidt and Edna Schmidt, of the first part, to the said part 2nd of the second part dated June 15th, 1949, for \$7,000.00, payable in ten equal installments of \$700.00 due on the 15th day of June of each year beginning on the 15th day of June, 1950, at The Central National Bank, of Okmulgee, Oklahoma, and continuing said payments each year until all installments thereof are paid, together with interest thereon at 4 per centum per annum, payable annually, from date, with the option of paying any additional sum upon any due date, 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 part 2nd 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 costs and charges of making such sale, and the overplus if any there be, shall be paid by the part 1st making such sale, on demand, to said Harry Schmidt and Edna Schmidt, their heirs and assigns

In Witness Whereof, The said part 1st of the first part have hereunto set their hand and seal the day and year first above written.

Signed, Sealed and delivered in presence of

Harry Schmidt
(Harry Schmidt)
Edna Schmidt
(Edna Schmidt)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF KANSAS,

Douglas

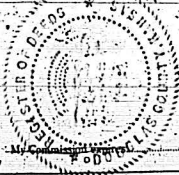
County,

Be It Remembered, That on this 30 day of July A. D. 1949

before me, Harold A. Beck, Register of Deeds, a Notary Public in and for said County and State, came Harry Schmidt and his wife, Edna Schmidt

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.



Harold A. Beck
Register of Deeds
Douglas County, Kansas

Recorded July 30, 1949 at 10:30 A. M.