

## MORTGAGE

p. (No. 52 K)

F. J. Boyles, Publisher of Legal Blanks, Lawrence, Kansas

H. D. Alexander and Susan M. Alexander, his wife

of Lawrence in the County of Douglas and State of Kansas

parties of the first part, and Wayne E. Seiler.

part 5 of the second part

**Witnesseth,** that the said parties of the first part, in consideration of the sum of

One Dollar and other valuable consideration - - - - - DOLLARS

to them duly paid, the receipt of which is hereby acknowledged, have sold, and by this indenture

do GRANT, BARGAIN, SELL and MORTGAGE to the said part Y of the second part, the following described real estate situated and being in the County of Douglas and State of Kansas, to-wit:

Lot Number fifteen (15), less the North 2 feet thereof, in Block Number.

Eleven<sup>th</sup> (all in Lane's Second Addition, an Addition to the City of Lawrence

with the annuities and all the estate, title and interest of the said part 185 of the first part therein.

And the said part 1.5 of the first part do hereby covenant and agree that at the delivery hereof they are the lawful owners of the premises above granted, and seized of a good and inalienable estate of inheritance therein, free and clear of all incumbrances.

and that they will warrant and defend the same against all parties making lawful claim thereto.

It is agreed between the parties hereto that the PARTIES of the first part shall at all times during the life of the decedent, pay all taxes or assessments that may be levied or assessed against real estate when the same becomes due and payable, and that the PARTIES of the second part shall keep the buildings upon and improvements to the real estate insured against fire and tornado in such sum and by such insurance company as will be specified and directed by the first party. The PARTIES of the second part shall also insure against fire and tornado in such sum and by such insurance company as will be specified and directed by the first party. In the event of loss, if made payable to the first party, it shall be paid to the extent of the amount so insured to the first party. If made payable to the second party, the first party shall fail to pay such claims when the same are due and payable to the second party. It is further provided that the PARTIES of the first part shall pay all taxes and insurance on either, and the amount so paid shall become a part of the indebtedness secured by this indenture, and shall bear interest thereon at the rate of 10% from the date of payment until fully repaid.

THIS GRANT is intended as a mortgage to secure the payment of the sum of One Thousand and no/100 (\$1,000.00) DOLLARS

according to the terms of a certain written obligation for the payment of said sum of money, executed on the 20th day of November 1950, and by its terms made payable to the party of the second part, with all interest

accruing thereon according to the terms of said obligation and also to secure any sum or sums of money advanced by the said party \_\_\_\_\_ of the second part to pay for any insurance or to discharge any taxes with interest thereon as herein provided, in the event that said party \_\_\_\_\_ of the first part shall fail to pay the same as provided in this indenture.

And this conveyance shall be void if such payments are made as herein provided, and the obligation contained herein fully discharged. If default be made in such payments or any part thereof, or any violation, contrary thereto, or interference, of the rates on said notes are not paid when the same are due, or if the insurance is not kept up as provided herein, or if the loadings on said notes are not kept up as provided herein, then this conveyance, now, or if waste is committed on said premises, then this conveyance shall become absolute and the whole of the premises herein conveyed shall remain forever to the said mortgagee, his heirs and assigns forever, and the said premises shall mature and become due and payable at the option of the said mortgagee, and shall be sold by the said mortgagee, and the proceeds of the sale shall be paid to the said mortgagee, and the said mortgagee shall have the right to take possession of the premises and to sell the same, and it shall be lawful for the said part 1.23.5

It is agreed by the parties hereto that the terms and provisions of this indenture and each and every obligation therein contained, and all benefits accruing therefrom, shall extend and inure to; and be obligatory upon the heirs, executors, administrators, personal representatives, assigns and successors of the respective

In Witness Whereof, the parties of the first part have hereunto set their hands and seals the day and year last above written.

search, the day and year are above mentioned.

A. D. Alexander

(SEAL)

A. D. Portland

8. In the 11

Dusan M. Alexander (SEAL)

(SEAL)

(SEAL)

This release  
was written  
in the original  
language  
entirely  
is. *Signature*

RELEASE

I, the undersigned, owner of the within mortgage, do hereby acknowledge the full payment of the debt secured thereby, and authorize the Register of Deeds to enter the discharge of this mortgage of record. Dated this 30th day of August 1951.