

Madison County, Iowa

BOOK 74

John Pritchard & wife)
to
Conrad Eichner) Mtg.

Filed for record the 30th day of December A.D. 1921, at
9.25 o'clock A.M.

Nettie E. Winship, Recorder
Winifred Whedon, Deputy
Fee \$.70 # 2302

THIS INDENTURE WITNESSETH: That John Pritchard and Katie Pritchard (Husband and wife) of Madison County, and State of Iowa first party, for the consideration of Three thousand five hundred Dollars, hereby convey to Conrad Eichner of Polk County, State of Iowa, second party, the following tract of land, to-wit:

Government Lots three (3) and four (4) in Section seven (7) in Township seventy seven (77) North, Range twenty six (26) west of the 5th P.M., Madison County, Iowa, (excepting therefrom a tract ~~described~~ described as follows;- commencing at the south east corner of said government lot four (4) and running thence north five (5) rods thence west twelve rods thence south 5 rods thence east 12 rods.

And we warrant the title ^{against} all persons whomsoever, and release all right of homestead in said land; to be void upon condition that said John Pritchard and Katie Pritchard (husband and wife) pay unto said second party, or assigns, Three Thousand five hundred Dollars, as follows; Three thousand five hundred Dollars on the 1st day of March 1923, party of the first part to have option of paying \$100.00 or multiple thereof at any interest paying date, according to a certain promissory note, payable at Booneville Savings Bank made by said first party to said second party, bearing even date herewith. The non-payment, when due, of any installment of said note causes the whole of said note to become due at once. In case of foreclosure, said first party agrees to pay court costs and a reasonable attorney's fee. This mortgage is junior to a ^{prior} mortgage of \$--- on said land, of same date with this, executed by the first party to--- Upon a failure to perform any agreement in this or said prior mortgage, the whole note secured hereby becomes due at once, and shall thereafter bear interest at eight per cent. per annum, and this mortgage may be foreclosed at once.

/ For Release of annotated Mortgage and Mortgage Record 57 Page 347

And it is hereby agreed by the parties hereto that John Pritchard and Katie Pritchard may cancel and release this mortgage of record when the debt thereby secured has been fully paid.

Dated this 25th day of March, 1921.

John Pritchard
Katie Pritchard.

State of Iowa, Dallas County SS: On this 25th day of March, 1921, before me a Notary Public in and for said County, personally appeared said John Pritchard and Katie Pritchard (husband & wife) to me personally known to be the identical person- whose names are affixed to the foregoing instrument as grantors, and acknowledged the same and the execution thereof to be their voluntary act and deed.

Witness my hand and Notarial Seal the day and year last above written.

Chas C. Cook
Notary Public

