

Mortgage Record No. 75, Madison County, Iowa

Blaine Miles & wife) Filed for record the 25th day of April A.D., 1924 at 4/30 o'clock
to (Mtg. P.M. Olive Garrison Crawford,
H.H. Burd) #1025 Fee \$.80 Recorder.
This Mortgage, Made the 25 day of April, 1924, by and between Blaine Miles and Evelyn

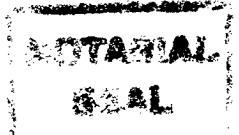
Bessie Miles, his wife, of Madison County and State of Iowa, hereinafter called the mortgagors, and H.H. Burd, hereinafter called the mortgagee. WITNESSETH: That the mortgagors, in consideration of the sum of Two Thousand and no/100 (\$2000.00) DOLLARS, paid by the mortgages, do hereby convey to the mortgagee, his heirs and assigns, forever, the following tracts of land in the County of Madison, State of Iowa, to-wit:

Lot Six (6) in Block Nine (9) of Laughridge & Cassidy's Addition to Winterset, Iowa. containing in all -- acres, with all appurtenances thereto belonging, and the mortgagors warrant the title against all persons whomsoever. All rights of homestead and contingent interests known as Dower, or however else, are hereby conveyed. To be void upon the following conditions: FIRST. That the mortgagors shall pay to the mortgagee or his heirs, executors, or assigns, the sum of Two Thousand and no/100 (\$2000.00) Dollars, on the 1st day of October, A.D., 1926, With an option to pay \$100.00 or any multiple thereof when there is interest due, with interest at the rate of 6 per cent per annum, payable annually according to the tenor and effect of the one certain promissory note without coupons attached, of the said Blaine Miles and Evelyn Bessie Miles, his wife, bearing even dates with these presents; principal and interest payable at the office of Jno. A. & W.T. Guiher, at Winterset, Iowa. SECOND. That the mortgagors shall keep the buildings on said real estate insured in some responsible company or companies, satisfactory to mortgagee, for the use and security of the mortgagee, in a sum not less than their insurable value, and deliver to the mortgagee the policies and renewal receipts.

THIRD. The mortgagors shall pay when due and before delinquent, all taxes which are or become a lien on said premises; if mortgagors fail either to so pay such taxes, or promptly to effect such insurance, then the mortgagee may do so; and should the mortgagee become involved in litigation, either in maintaining the security created by this mortgage, or its priority, then this mortgage shall secure to the mortgagee the payment and recovery of all money, costs, expenses or advancements incurred or made necessary thereby, as also for taxes or insurance paid hereunder, and all such amounts shall constitute a part of the debt hereby secured to the same extent as if such amounts were a part of the original debt secured hereby, and with eight per cent per annum interest thereon, from the date of such payments. A failure to comply with any one or more of the above conditions of this mortgage, either wholly or in part, including the payment of interest when due, shall at the mortgagee's option, cause the whole sums hereby secured to become due and collectible forthwith without notice or demand, and mortgagee shall be and hereby is, authorized to take immediate possession of all said property, and to rent the same, and shall be held liable to account to mortgagors only for the net profits thereof, and such possession for such purposes shall continue to the end of the year of redemption. It is also agreed that the taking possession thereof as above provided shall in no manner prevent or retard mortgagee in the collection of said sums by foreclosure or otherwise. And in the event a suit is lawfully commenced to foreclose this mortgage, mortgagee's reasonable attorney's fees are to be considered as a part of the costs of the suit and collected in the same manner. IN WITNESS WHEREOF, signed by the mortgagors, the day and year first herein written.

Blaine Miles.
Evelyn Bessie Miles.

State of Iowa, Madison County, ss.
On the 25th day of April A.D., 1924, before the undersigned, a Notary Public in and for said County, came Blaine Miles and Evelyn Bessie Miles, his wife, to me personally known to be the identical persons whose names are subscribed to the foregoing mortgage as makers thereof, and acknowledged the execution of the same to be their voluntary act and deed. Witness my hand and Notarial Seal, the day and year last above written.
W.T. Guiher,
Notary Public in and for Madison County, Iowa.



This Mortgage having been paid in full, I hereby release and discharge the same of record, this 15th day of Aug. 1925.
H. H. Burd
Witnessed by Gladys B. DeLavelle Recorder.