

Mortgage Record No. 75, Madison County, Iowa

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S.G. & Carrie M. Huffman) Filed for record the 12th day of March A.D. 1924 at 10/25 ✓  
to (Mtg. #313 A.M. Olive Garrison Crawford,  
A.L. Purvis ) Fee \$ .80 Recorder.  
This Indenture, made this 10 day of March A.D. one thousand nine hundred twenty-four

between S.G. Huffman and Carrie M. Huffman of Madison County, and State of Iowa, of the first part and A.L. Purvis of Madison County and State of Iowa of the second part,

WITNESSETH: That the said parties of the first part for the consideration of the sum of Nine Hundred Ninety-nine and no/100 Dollars, the receipt whereof is hereby acknowledged do by these presents, bargain, sell and convey unto the said party of the second part, his heirs and assigns, forever, the following described real estate, lying and being situated in the County of \_\_\_ State of Iowa, to-wit:

Lot Five (5) Block Three (3) Atkinson's Addition to town of Truro, Ia.

To have and to hold the premises above described with all the appurtenances thereunto belonging unto the said second party and to his heirs and assigns forever. The said part\_ of the first part hereby covenanted that the above described premises are free from all incumbrance, and we will warrant and defend the title unto the said party of the second part--heirs and assigns, against all persons whomsoever lawfully claiming the same, PROVIDED always and these presents are upon these express conditions, that if the said S.G. Huffman and Carrie M. Huffman, heirs, executors or administrators, shall pay or cause to be paid to the said A.L. Purvis, executors, administrators or assigns, the sum of Dollars on the---day of --19--Dollars on the --day of --19--Dollars on the --day of --19--Dollars on the --day of --19--Dollars on the --day of --19-- Nine Hundred Ninety-nine Dollars on the first day of March, 1925, with interest thereon at rate of 8% per annum according to the tenor and effect of the one promissory note of the said Huffmans payable to A.L. Purvis bearing even date herewith at rate of Eight per cent per annum then these presents to be void, otherwise to remain in full force.

And it is further agreed, if default shall be made in the payment of said sums of money or any part thereof, principal or interest, or if the taxes assessed on the above described real estate shall remain unpaid for the space of three months after the same are delinquent, which taxes may be paid by the said part--of the second part, then the whole indebtedness shall become due, and the said party of the second part, heirs and assigns may proceed by foreclosure or in any other lawful mode, to make the amount of said note together with all interest and costs and all taxes and assessments accrued or paid by said part--of the second part on said real estate, together with interest at the rate of eight per cent per annum on all taxes and assessments so paid by the second part\_ of the second part, together with statutory attorney's fees for plaintiff's attorney, out of the aforesaid real estate. And the grantors herein hereby relinquish all their rights of dower and all their rights under the Homestead laws of Iowa in and

to the real estate herein mentioned, subject to the above reservations and conditions.  
In testimony whereof the said parties of the first part have hereunto set our hand and seal the day  
S.G. Huffman (L.S.)  
Carrie M. Huffman (L.S.)