

Pearl Brauer  
to  
W. E. Hadley, Guardian)

(Mortgage  
#2127

Filed for record the 21st day of  
September A.D. 1925 at 10:00 o'clock A.M.  
Gladys B. DeVault, Recorder.  
Paul Lucas, Deputy.

Fee\$.80

THIS INDENTURE, made the 17th day of September A.D. nineteen hundred and Twenty five between Pearl Brauer (a widow) of Mahaska County, and State of Iowa of the first part, and W. E. Hadley Guardian of Madison County, and State of Iowa of the second part, WITNESSETH: That the said party of the first part, for the consideration of Five hundred eighty & 00/100 DOLLARS, the receipt whereof is hereby acknowledged, do by these presents, GRANT, BARGAIN, SELL and CONVEY unto tre said party of the second part his heirs and assigns, forever, the following described Real Estate, lying and being situated in the County of Madison and State of Iowa, to-wit:

Blocks Nine (9) and Ten (10), Taylors Addition to the Town of Earlham, Iowa.  
(This mortgage is made in lieu of a certain mortgage given on or about April 13th, 1915, to Harry W. Hill Guardian, to secure a certain note for \$580.00 dated April 13, 1915 due on or before five years after date bearing 6% interest per annum, said Mortgage having been lost or mislaid and never having been recorded.  
To Have and To Hold the premises above described, with all the appurtenances thereunto belonging, unto the said<sup>second</sup> party and to his heirs and assigns forever. The said party of the first part hereby covenanting that the above described premises are free from any encumbrance, and she will WARRANT and DEFEND the title unto the said party of the second part his heirs and assigns against all persons whomsoever lawfully claiming the same. Provided always, and these presents are upon this express condition, that if the said Pearl Brauer, her heirs, executors or administrators, shall pay, or cause to be paid, to the said W. E. Hadley, Guardian, his executors and administrators, or assigns, the sum of Five hundred eighty & 00/100 Dollars, on the 13th day of April 1920

For Release of annexed Mortgage see  
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.....Dollars, on the.....day of...19.....Dollars, on the...day of.....19.....  
.....Dollars, on the.....day of...19.....Dollars, on the...day of.....19.....  
with interest thereon according to the tenor and effect of the one Promissory note of  
the said Pearl Brauer payable to Harry W. Hill Guardian bearing 6% int. from date  
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 due and payable, then the whole indebtedness shall become due, and the  
said party of the second part his 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 on said Real Estate, together with  
the sum of .... .....Dollars, fee for the Plaintiff's attorney, out of the  
aforesaid Real Estate.

And ... .....wife of the said..... hereby relinquishes her right of  
dower in the Real Estate herein mentioned, subject to the above reservations and  
conditions.

IN TESTIMONY WHEREOF, The said party of the first part, has hereunto set her  
hand and seal the day and year first above written.  
Pearl Brauer (L.S.)  
(L.S.)

STATE OF IOWA, Mahaska County, ss: On this 17th day of September A.D., 1925, before  
me Roy C. Rich, a Notary Public in and for said County, personally appeared Pearl  
Brauer, a widow, to me known to be the identical person named in and who executed the  
foregoing instrument, and whose name is affixed thereto and acknowledged that she  
executed the same as her voluntary act and deed.

MADE under my hand and seal of office the day and year last above written.  
Roy C. Rich  
Notary Public in and for said County.  


Witness my hand and seal the 22nd day of