

Mortgage Record, No. 78, Madison County, Iowa

A.H.Bierkamp and wife) Filed for record the 12th day of October  
to (Mortgage A.D., 1925, at 9:50 o'clock A.M.  
Watkins Savings Bank)#2263 Fee\$1.00 Gladys B. DeVault, Recorder.

IN CONSIDERATION OF Eleven Thousand no/100 DOLLARS, A.H.Bierkamp and Martha L. Bierkamp, his wife, of Scott County, State of Iowa, hereby sell and convey unto Watkins Savings Bank of the County of Benton and State of Iowa the following described premises in the County of Madison State of Iowa, to-wit:

The West one-half (W $\frac{1}{2}$ ) of the Northeast Quarter (NE $\frac{1}{4}$ ) and the Northeast Quarter (NE $\frac{1}{4}$ ) of the Northwest Quarter (NW $\frac{1}{4}$ ) of Section Eighteen (18), Township Seventy-four (74) North, Range Twenty-nine (29), West of the Fifth Principal Meridian containing in all 120 acres more or less according to government survey.

And we do hereby covenant with the said Watkins Savings Bank their successors and assigns, that we are lawfully seized of the said premises, that the same are free from incumbrance, including any claims or demands for work, labor or materials used in the construction of any improvement or in the process of construction on said premises, and all taxes and assessments of any nature whatsoever;

And we will WARRANT AND DEFEND the same against the lawful claims and demands of all persons. And we and each of us, do hereby relinquish all our contingent rights in and to said premises, including right of dower and Homestead, to said grantee.

To be void upon condition that the said A.H.Bierkamp and Martha L. Bierkamp shall pay or cause to be paid, to the order of said Watkins Savings Bank the sum of Eleven thousand no/100 DOLLARS, according to the tenor of two promissory notes therefor, dated October 1st 1925 payable at Watkins Iowa with 5 $\frac{1}{2}$  per cent interest on said notes from Oct. 1st 1925 until paid, payable annually.

- The first note being for Ten thousand no/100 Dollars, due Oct. 1st 1930.
- The second note being for One thousand no/100 Dollars, due Oct. 1st, 1930.
- The third note being for.....Dollars, due.....
- The fourth note being for.....Dollars, due.....
- The fifth note being for.....Dollars, due.....
- The sixth note being for.....Dollars, due.....

And it is hereby stipulated, that should any interest not be paid when due, it shall thereafter bear interest at the rate of eight per cent. per annum, and this Mortgage shall stand as security therefor.

It is expressly agreed that the mortgagor shall keep all buildings on said premises constantly insured for two-thirds their value in good and satisfactory insurance companies, for the benefit of the mortgagee, and shall pay all taxes and assessments on said premises before they become delinquent; failing to do so, the mortgagee may effect such insurance, and pay such taxes and assessments, and this mortgage shall stand as security for said amounts so paid, with eight per cent, interest thereon. In the event of a foreclosure of this mortgage under any of its provisions, it is hereby agreed that on filing a petition for such foreclosure, or at any time thereafter and before the time of redemption expires, and without any other showing therefor, a receiver may be appointed by the court to take possession and charge of said mortgaged premises and collect the rents and profits thereof, to be applied to the payments of the receiver's costs and expenses, repairs on mortgaged premises, insurance, taxes, costs of continuing the abstract of title for the purpose of preparing for such foreclosure, and the payment of the principal debts secured hereby.

And it is further agreed, that if default be made in the payment of any of said principal or interest for the space of ten days after the same becomes due; or if any taxes or assessments on said premises remain unpaid for thirty days after becoming delinquent, or in default of any of the covenants herein, then the whole indebtedness

For Release of annexed Mortgage see  
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FIDLAR &amp; CHAMBERS CO., DAVENPORT, IOWA

secured hereby shall immediately become due and collectible at the election of the holder hereof, and this mortgage may thereupon be foreclosed for the whole of said money, with all interest, insurance, taxes and assessments herein provided, together with the costs of abstract of title to premises herein described and a legal attorney fee; or if a suit hereon is commenced, but no foreclosure had, then a legal attorney fee and costs of abstract shall be paid to the holder hereof, and this mortgage shall stand as security therefor.

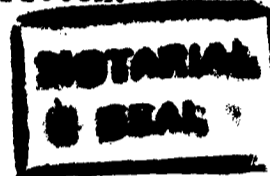
Signed this 7th day of October A.D., 1925.

A.H. Bierkamp  
Martha L. Bierkamp

STATE OF IOWA, Scott County, ss: On this 7th day of October A.D., 1925 before me, a Notary Public, in and for said County, personally came A.H. Bierkamp and Martha L. Bierkamp, husband and wife to me personally known to be the identical persons whose names are affixed to the within Mortgage as grantors, 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.

Alphons Bruning  
Notary Public in and for Scott County, Iowa.



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