

Mortgage Record, No. 78, Madison County, Iowa

Extension For Assignment of Annexed Mortgage 888 For Release of annexed Mortgage see Mortgage Record 83-746-150 Mortgage Record 57 Page 548

E.H.Hause & wife) Filed for record the 27th day of February A.D.,
to (Mortgage 1926 at 10:30 o'clock A.M.
W.W.Eby) #431 Fee\$.80 Gladys B. DeVault, Recorder.

Know All Men by these Presents: That E.H.Hause and H. Viola Hause, his wife, of Des Moines County, and State of Iowa in consideration of the sum of Six Thousand (\$6000.00) DOLLARS, in hand paid by W.W.Eby of Polk County, and State of Iowa do hereby SELL AND CONVEY unto the said W.W.Eby the following described premises, situated in the County of Madison and State of Iowa, to-wit:

East half (1/2) of the South west quarter (1/4) of Section No. Sixteen (16) Township No. Seventy-four (74) North Range No. Twenty-eight (28) West of the 5th P.M. Iowa. And we hereby covenant with the said W.W.Eby that we hold said premises by title in fee simple; that we have good right and lawful authority to sell and convey the same; that they are free and clear of all liens and incumbrances whatsoever; and we covenant to WARRANT AND DEFEND the said premises against the lawful claims of all persons whomsoever; and the said H. Viola Hause hereby relinquishes her right of dower in and to the above described premises.

PROVIDED, always, and these presents are upon this express condition, that if the said E.H.Hause and H. Viola Hause, their heirs, executors, or administrators, shall pay or cause to be paid to the said W.W.Eby executors and administrators, or assigns, the sum of Six Thousand (\$6000.00) Dollars, on the 1st day of March 1931.

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with interest thereon at 6% per annum payable semi-annually, according to the tenor

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FIDLER & CHAMBERS CO., DAVENPORT, IOWA

and effect of the one promissory note of the said E.H. HAUSE and H. Viola Hause payable to W.W.Eby bearing even date with these presents then these presents to be void, otherwise to remain in full force.

And it is hereby agreed, that the said E.H.Hause and H. Viola Hause shall keep the buildings on said property insured in a good and reliable company, to be selected by said mortgagee, in the sum of not less than their insurable value Dollars.

And it is hereby further agreed that if the said E.H.Hause and H. Viola Hause allows the taxes to become delinquent upon said property, or permits the same, or any part thereof, to be sold for taxes, or if they fail to pay the interest on said note promptly as the same becomes due, or fails to pay any assessment or lien, or interest on any prior lien or incumbrance as soon as it becomes due, the note secured hereby shall become due and payable in ---- days thereafter; and the mortgagee his heirs or assigns may proceed to at once foreclose this mortgage, and in case it becomes necessary to commence proceedings to foreclose the same, then the said E.H.Hause and H. Viola Hause in addition to the amount of said debt, interest and costs, agree to pay to the mortgagee herein named, or to any assignee of the mortgagee herein, a reasonable attorney's fee for collecting the same, and expense for abstract, which fees shall be included in judgment in such foreclosure case.

Signed and delivered, this 20th day of February 1926.

E.H.Hause
H.Viola Hause

STATE OF IOWA, Des Moines County, ss: On this 24 day of February A.D. 1926 before me personally appeared E.H.Hause and H. Viola Hause, his wife who are to me known to be the persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

W.W.Babb
Notary Public in and for said County.
My comision expires July -- 1927.

NOTARIAL
SEAL

Filed for record the 27th day of February