

Mortgage Record, No. 82, Madison County, Iowa

W. B. Abrahams & wife

to

J. E. Long

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Filed for record the 26 day of June
A. D. 1930 at 1:40 o'clock P. M.Mildred E. Knott, Recorder
Zelda Wildin, Deputy.

MORTGAGE EXTENSION AGREEMENT

WHEREAS, J. E. Long holds a certain promissory note made by W. B. Abrahams and wife, Grace E. Abrahams for the sum of Twelve Thousand and no/100 (\$12,000.00) DOLLARS, dated January 14th A. D., 1920, payable to the order of J. E. Long and due March 1st, 1925 which note is secured by a mortgage of even date, upon Real Estate situated in the County of Madison and State of Iowa, and more particularly described in said mortgage deed, recorded in the Recorder's Office of said Madison County in Book 65, Page 448 of Mortgages; and whereas W. B. Abrahams and wife, Grace E. Abrahams have made application to extend the time of payment of said note for another term of four years from March 1st 1930, and agrees to pay the said principal note at expiration of said time, and interest upon the same, at the rate of 6 per cent. per annum, from March 1st, 1930, payable semi-annually upon the first days of September and March in each year at The Winterset Savings Bank, Winterset, Iowa. Now therefore, the said J. E. Long hereby agrees to extend the time of payment of said note for the term of 4 years from the 1st day of March 1930, upon condition that said W. B. Abrahams and wife, Grace E. Abrahams shall pay said principal note on March 1st, 1934 and the interest thereon as it becomes due, provided, however, and this agreement is made upon the express condition that in case they shall neglect or refuse promptly to pay the interest as aforesaid, this agreement shall thereupon become null and void, and the said note, as well as accrued and overdue interest thereon, shall become due and payable at once; or if they shall neglect or refuse to pay before becoming delinquent any legal state, local, special, or general tax or assessment, levied under any law of the United States or State of Iowa, either upon the note, or property aforesaid, then in that case this agreement shall be null and void, and the said note, as well as accrued and overdue interest, shall become due and payable at once; and the said J. E. Long shall have full power and authority to proceed under and by virtue of said note and mortgage in as full and ample a manner as if this agreement had not been made. The privilege is hereby given to said mortgagors to pay \$100, or any multiple thereof, upon said note at date of any interest payment prior to maturity.

IN WITNESS WHEREOF, said ^{W.B.Abrahams and Grace}
E. Abrahams have signed and sealed this
instrument, the 1st day of March A. D., 1930.

W. B. Abrahams.
Grace E. Abrahams.

We hereby accept the above conditions upon which said extension is granted and agree to carry out the provisions of this agreement, and if we fail in so doing in any respect, We hereby authorize the holder of said note and mortgage to proceed according to the provisions of said mortgage, the same as if the above agreement had not been made. We also guarantee, in consideration of this extension, the payment of said note on March 1st, 1934, and the interest thereon as it accrues.

J. E. Long
W. B. Abrahams
Grace E. Abrahams

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BOONE BLANK BOOK CO., BOONE, IOWA. 21144-28

STATE OF IOWA, County of Madison, ss:

On this 1 day of March, A. D., 1930, before me, a Notary Public in and for the County of Madison, State of Iowa, personally appeared J. E. Long, W. B. Abrahams and Grace E. Abrahams to me known to be the identical persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

In Witness Whereof, I have hereunto signed my name and affixed my Notarial Seal the day and year last above written.



Valda M. Brooks

Notary Public in and for Madison County,
State of Iowa

(This acknowledgment complies with Sec. 10103
Iowa Code and court decisions of 1927.)