

Mortgage Record No. 94, Madison County, Iowa

Winterset Madisonian, B-1912

Harry I. Rodman and
Iva U. Rodman
To
F. A. Van Vleck

#1988

Fee \$.50 ✓

Filed for record the 23 day of May
A.D. 1944 at 4:01 o'clock P.M.

Pearl E. Shetterly, Recorder

REAL ESTATE INSTALLMENT MORTGAGE

THE UNDERSIGNED, Harry I. Rodman and Iva U. Rodman of Winterset, Madison County, Iowa, husband and wife, being indebted to F. A. Van Vleck of the City of Clinton, State of Iowa, in the sum of Thirty-two Hundred Fifty and 00/100 Dollars (\$3250.00), as evidenced by the negotiable note of the undersigned for that sum bearing even date herewith and payable at the office of said F. A. Van Vleck, with interest at the rate of Five percent (5%) per annum, in the following installments (including interest): \$32.50 on the 10th day of July, 1944, and the further sum of \$32.50 or more on the 10th day of each and every month thereafter until paid in full: do hereby, for the purpose of securing payment of said indebtedness, convey, warrant and mortgage unto said F. A. Van Vleck, his heirs and assigns forever, the following described property, situated in the State of Iowa, County of Madison, described as follows:

Lot Two (2) in Block Seventeen (17) in West Addition to the town of Winterset, Madison County, State of Iowa,

Together with all buildings thereon and including release and waiver of the right of homestead: it being warranted that we have good title and good right to convey, that we will defend said title against all future claims, and that the property is free and clear of all incumbrances save and except this mortgage. In the event of default in the payment of said indebtedness or any installment thereof, interest thereon, taxes on said premises as the same become due, failure to keep the buildings on said premises fully insured against loss by fire, hail, or tornado with loss payable to the holder of said indebtedness or its assigns as their interest may appear in event of loss, or if, in the judgment of the mortgagee, waste or any act or acts contrary to law are committed on said premises, then and in such case we authorize the holder of said indebtedness to immediately declare the entire balance due and payable, and do authorize the foreclosure by the mortgagee, his successors, assigns or attorneys-in-fact, of this mortgage by Court action or by advertisement and sale as permitted by law, together with the deduction of the costs of such action and attorneys' fees from the proceeds of the sale, and this paragraph shall be deemed as authorizing and constituting a power of sale.

Dated at Winterset this 23 day of May 1944.

In the presence of

Harry I. Rodman (SEAL)
Iva U. Rodman (SEAL)

STATE OF IOWA COUNTY OF MADISON)SS.

On this 23 day of May 1944, before me Jno. N. Hartley, a Notary Public within and for said County and State, personally appeared Harry I. Rodman and Iva U. Rodman,

For Release of Annexed Mortgage See
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husband and wife, to me known to be the persons described in and who executed the fore-
going instrument, and acknowledged to me that they executed the same as their free act
and deed.



Jno. N. Hartley Notary Public

Charles P. Price and wife #2006 Filed for record the 26 day of May *