

of above-described land according to the tenor and effect of the certain Promissory notes of the said John L Bathurst bearing even date with these presents then these Presents to be void, otherwise to be and to remain in full force and virtue.

The said first party agrees that if the maker of said notes shall fail to pay the same or any of them or interest thereon when the same become due the said second party or any legal holder thereof shall be forthwith entitled at his option to foreclose this Mortgage for the whole amount of said notes with interest and to the immediate possession of the above described premises and may at once take possession and receive and collect the rents, issues and profits thereof. For value received the said parties of the first part do hereby expressly waive an appraisement of said Real Estate should the same be sold under execution order of sale or other final process also all benefits of the stay, valuation or appraisement laws of the State of Kansas and do agree that the contract embodied in this Mortgage and the notes secured hereby shall in all respects be governed, construed and adjudged according to the laws of Kansas, where the same is made.

The said first party agrees to pay all taxes and assessments levied upon said real estate before the same become delinquent and if not paid the holder of this mortgage or his assigns at his or their option only and without notice to said second party or any other party, declare the whole sum of money herein secured due and collectible at once and foreclose this mortgage immediately as herein before provided or may elect to pay such taxes or assessments and be entitled to interest on the same at the rate of ten per cent per annum and this mortgage shall stand as security for the amount so paid with interest.

In Witness Whereof The said Party of the first part has hereunto set his hand and seal the day and year first herein written

John L Bathurst 

State of Kansas, Douglas County, ss.

Be it Remembered that on this 14th day of