

MORTGAGE

THIS INSTRUMENT, Made this 23rd day of March, 1953, by and between James A. Reed and Marie V. Reed, his wife of Lawrence, Kansas, Mortgagor, and

CAPITOL FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of the United States, Mortgagee:

WITNESSETH, That the Mortgagor, for and in consideration of the sum of - - - Eighty-four hundred and no/100 - - - - - Dollars (\$ 8400.00 ), the receipt of which is hereby acknowledged, does by these presents mortgage and warrant unto the Mortgagee, its successors and assigns, forever, the following-described real estate, situated in the County of Douglas State of Kansas, to-wit:

Beginning on the East side of Ohio Street at a point 299 feet West and 157.5 feet South of the Southeast corner of Lot 7, in Block 4, in Babcock's Addition to the City of Lawrence; thence South on the East line of Ohio Street 66 feet; thence East 17 1/2 feet; thence North 66 feet; thence West 17 1/2 feet to the place of beginning, reserving 16 feet off of the North side of said tract for an alley and reserving 8 feet along the East side of said tract for the West half of an alley, in the City of Lawrence, Douglas County, Kansas.

(It is understood and agreed that this is a purchase money mortgage)

To HAVE AND TO HOLD the premises described, together with all and singular the tenements, hereditaments and appurtenances thereto belonging, and the rents, issues and profits thereof; and also all apparatus, machinery, fixtures, chattels, furnaces, heaters, ranges, mantles, gas and electric light fixtures, elevators, screens, screen doors, awnings, blinds and all other fixtures of whatever kind and nature at present installed or hereafter placed in the buildings now or hereafter standing on the said real estate, and all structures, gas and oil tanks and equipment erected or placed in or upon the said real estate or attached thereto and in connection with the said real estate, or to any pipes or fixtures therein for the purpose of heating, lighting, or as part of the plumbing therein, or for any other purpose appertaining to the said real estate, or any improvement of the said real estate, whether such apparatus, machinery, fixtures or chattels here or hereafter become part of the said real estate by such attachment thereto, or not, all of which apparatus, machinery, chattels and fixtures shall be considered as annexed to and form part of the premises and covered by this mortgage; and also all the estate, right, title and interest of the Mortgagor of, in and to the mortgaged premises unto the Mortgagee, forever.

And the Mortgagor covenants with the Mortgagee that he is lawfully seized in fee of the premises hereby conveyed, that he has good right to sell and convey the same, as aforesaid, and that he will warrant and defend the title thereto forever against the claims and demands of all persons whatsoever.

WITNESSETH, That the Mortgagor, for and in consideration of the sum of - - - Eighty-four hundred and no/100 - - - - - Dollars (\$ 8400.00 )