

54373 BOOK 108

THIS INDENTURE, made this

14th day of

December

1954

WITNESSETH that

ERNEST J. KAUB and HELEN ETHEL KAUB, husband and wife,

State of

Kansas

of the County of Douglas

hereinafter called "Grantor", whether one or more, does hereby mortgage to Phoenix Mutual Life Insurance Company, a Connecticut corporation, with its principal office in Hartford, Connecticut, hereinafter called "Phoenix", the following described land situated in the County of Douglas, State of Kansas, to wit:

The West Half (1/2) of the Southwest Quarter (3/4) of Section Sixteen (16), Township Fifteen (15), Range Nineteen (19), and containing Eighty (80) acres, more or less.

together with all the buildings, improvements and fixtures which are now on or hereafter may be erected on said land, and all the tenements, hereditaments, privileges and appurtenances thereunto belonging or in anywise appertaining, all of which said property is hereafter called "the premises".

This mortgage is given to secure the payment to Phoenix, at its principal office in Hartford, Connecticut, of the sum of Three-thousand Five Hundred and No/100 * * Dollars (\$3,500.00) as follows:

The sum of \$100.00 shall be paid on the first day of March, 1955, the sum of \$100.00 shall be paid on the first day of September, 1955, and a like sum shall be paid on the first day of each March and September thereafter up to and including the first day of March, 1969, and the entire amount remaining unpaid under the note secured hereby shall become due and payable on the first day of September, 1969.

according to the terms of a promissory note executed of even date herewith by Grantor, and in accordance with prepayment privilege as specified in said note; and