

MORTGAGE^c

No. 5210

Boyles Legal Blanks—CASH STATIONERY CO.—Lawrence, Kansas

This Indenture, Made this 11th day of September, 1956 between James C. Long and Myrtle C. Long, husband and wife,

of Lawrence in the County of Douglas and State of Kansas parties of the first part, and The Lawrence Building and Loan Association party of the second part.

Witnesseth, that the said part 103 of the first part, in consideration of the sum of

* Thirty-two hundred fifty and no/100----- DOLLARS
to them duly paid, the receipt of which is hereby acknowledged, have sold, and by
this Indenture do GRANT, BARGAIN, SELL and MORTGAGE to the said part Y of the second part, the
following described real estate situated and being in the County of Douglas and State of
Kansas, to-wit:

Lot 166 on Connecticut Street in the City of Lawrence, Douglas
County, Kansas,

with the appurtenances and all the estate, title and interest of the said part is of the first part therein.

And the said part 100 of the first part do hereby covenant and agree that at the delivery hereof ~~they are the~~ they are the lawful owners of the premises above granted, and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances,

and that they will warrant and defend the same against all parties making lawful claim thereto.

It is agreed between the parties hereto that the part 100 of the first part shall at all times during the life of this indenture, pay all taxes and assessments that may be levied or assessed against said real estate when the same becomes due and payable, and that they will keep the buildings upon said real estate insured against fire and tornado in such sum and by such insurance company as shall be specified and directed by the event of the second part the loss, if any, made payable to the part 100 of the second part to the extent of 100 interest. And in the event any of the first part shall fail to pay such taxes and assessments and payable or to keep the buildings insured as herein provided, then the part 100 of the second part may pay said taxes and insurance, or either, and the amount so paid shall become a part of the indebtedness, secured by this indenture, and shall bear interest at the rate of 10% from the date of payment until fully repaid.

THIS GRANT is intended as a mortgage to secure the payment of the sum of Thirty-two hundred fifty and
no/100 ----- DOLLARS

according to the terms of one certain written obligation for the payment of said sum of money, executed on the 11th day of September 19 56, and by its terms made payable to the part y of the second part, with all interest accruing thereon according to the terms of said obligation and also to secure any sum or sums of money advanced by the said part y of the second part to pay for any insurance or to discharge any taxes with interest thereon as herein provided, in the event that said parts es of the first part shall fail to pay the same as provided in this indenture.

And this conveyance shall be void if such payments be made as herein specified, and the obligation contained herein fully discharged. If default be made in such payments or any part thereof or any obligation created thereby, or interest thereon, or if the taxes on said real estate are not paid when the same become due and payable, or if the mortgage is not paid up, as provided herein, or if the buildings on said real estate are not kept in as good repair as they were when sold, or if waste is committed on said premises, then this conveyance shall become absolute and the whole sum remaining unpaid, and all of the obligations provided for in said written obligation, for the security of which this indenture is given, shall immediately mature and become due and payable, at the option of the holder hereof, without notice, and it shall be lawful for the said party of the second part to enter upon and take possession of the said premises and all the improvements thereon.

the said part Y of the second part _____ to take possession of the said premises and all the improvements thereon in the manner provided by law and to have a receiver appointed to collect the rents and benefits accruing therefrom and to sell the premises hereby granted, or any part thereof, in the manner prescribed by law, and out of all moneys arising from such sale to retain the amount then unpaid of principal and interest, together with the costs and charges incident thereto, and the overplus, if any there be, shall be paid by the part Y making such sale, on demand, to the first part CS.

It is agreed by the parties hereto that the terms and provisions of this indenture and each and every obligation therein contained, and all benefits accruing therefrom, shall extend and inure to, and be obligatory upon the heirs, executors, administrators, personal representatives, assigns and successors of the respective parties hereto.

In Witness Whereof, the part ies of the first part he ve hereunto set their hand s and seal s the day and year last above written.

James C. Long
James C. Long
Myrtle Long
Myrtle C. Long

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF Kansas
Douglas



BE IT REMEMBERED, That on this 11th day of September A. D. 1956
before me, a Notary Public In the aforesaid County and State
came James C. Long and Myrtle D. Long, husband and
wife.

to me personally known to be the same person, who executed the foregoing instrument and duly acknowledged the execution of the same.

IN WITNESS WHEREOF, I have hereunto subscribed my name, and affixed my official seal on the day and year last above written.

April 21 1958

L. E. Eby, Notary Public

My Commission Expires