

**MORTGAGE 58933 Book 112**

THIS MORTGAGE, made this 1st day of March, 1956, by and between

THE ALPHA-KAPPA-LAMBEA-BUILDING ASSOCIATION, a Kansas corporation

and

Mortgagor,

PAUL M. JONES

Mortgagee.

WITNESSETH: That

WHEREAS, Mortgagor, for and in consideration of the sum of TWENTY-SEVEN THOUSAND FIVE HUNDRED AND NO/100 (\$27,500.00) - - - - - DOLLARS to him in hand paid by said Mortgagee, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell, convey, mortgage and warrant unto said Mortgagee and to his heirs and assigns forever, all of the following described real estate situated in the County of Douglas, State of Kansas, to wit:

Beginning 125 feet West of the Northwest corner of Ohio Street and Hancock (now 12th St.), thence West 125 feet, more or less, to the East line of Louisiana Street; thence North along the East line of Louisiana Street, 75 feet; thence East 125 feet, more or less, to a point 75 feet due North of the point of beginning; thence South 75 feet to the point of beginning; and the vacated North 5 feet of West 12th St. adjoining the above described land on the South, in the City of Lawrence, and being in the Southwest  $\frac{1}{4}$  of Section 31, Township 12, Range 20, all in Douglas County, Kansas.

Subject to any and all reservations, restrictions, covenants and easements of record.

Together with all buildings, appurtenances and improvements thereon situate or which may hereafter be erected or placed thereon, including fixtures of whatever kind and nature, screens, shades, curtain rods, awnings and storm sash, and all other articles now provided for tenant use, and all right, title and interest of Mortgagor in and to all streets, boulevards, avenues or other public thoroughfares in front of and adjoining the above described premises, including all easements, licenses and rights-of-way thereto attached or belonging and also all the right, title and interest of Mortgagor in and to all strips and gores of land adjacent to said premises.

TO HAVE AND TO HOLD THE SAME, with all the easements, rights, privileges and appurtenances aforesaid, thereunto belonging unto Mortgagee and to his heirs and assigns forever.

WHEREAS, Mortgagor covenants and agrees that at the delivery hereof he is the lawful owner of the premises hereinabove granted and is seized of a good and indefeasible estate of inheritance therein, free and

for Mortgagee by PAJ 103