It is the intention and agreement of the parties hereto that this morigage shall also secure any future indvancements made to first parties, or any of them, by second party, and any and all indebtedness in addition to the amount above stated which the first parties, or any of them, may owe to thoisecond party, however evidenced, whether by note, book account or otherwise. This morigage shall remain in full force and effect between the parties hereto and their heirs, personal repre-sentatives, successors and assigns, null all amounts due hereunder, including future advancements, are paid in full, with in-sentatives, successors and assigns, null all amounts due hereunder, including future advancements, are paid in full, with in-terest; and upon the maturing of the present indebtedness for any cause, the total debt on any such additional ions shall at the same time and for the same specified causes be considered matured and draw ten per cent interest and be collectible out of the proceeds of sale through forcelosure or otherwise.

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of the proceeds of sale through foreclosure or otherwise. First parties agree to keep and maintain the buildings now on said premises or which may be hereafter arected thereon, in good condition at all times, and not suffer waste or permit a nulsance thereon. First parties also agree to pay all tares, asceasments and insurance promiums as required by second party. First parties also agree to pay all costs, charges and expenses reasonably incurred or paid at any time by second party, including abstract expenses, because of the failure of first parties to perform or comply with the provisions in said note and in this mortgage contained, and the same are hereby secured by this mortgage. First parties hereby assign to second party the first sand income arising at any and all times from the property mort-gaged to secure this note, and hereby authorize second party or its agent, at its option upon default, to take charge of asid property and collect all rents and income and apply the same on the payment of insurance premiums, taxes, assessments, re-pairs or improvements necessary to keep said property in tenantable condition, or other charges or payments provided for in this mortgage or in the note hereby secured. This assignment of rents shall continue in force until the unpaid balance of asid note is fully paid. It is also agreed that the taking of possession hereunder shall in no manner prevent or retard ascend party in the collection of asid sums by foreclosure or otherwise.

The failure of second party to assert any of its right hereunder at any time shall not be construed as a walver of its right to assert the same at a later time, and to insist upon and enforce strict compliance with all the terms and provisions in said note and in this mortgage contained.

in said note and in this mortgage contained. If said first parties shall cause to be paid to second party the entire amount due it hereunder and under the terms and provisions of said note hereby secured, including future advances, and any extensions or renewals hereof, in accordance with the terms and provisions thereof, and comply with all the provisions in said note and in this mortgage contained, then these presents shall be void; otherwise to remain in full force and effect, and second party shall be entitled to the immediate pos-session of all of said premises and may, at its option, declare the whole of said note due and may able and have foreclosure estimates and the same of the same of the same of the same of an order shall be entitled to the immediate of this mortgage or take any other legal action to protect its rights, and from the date of auch default all items of indebi-edness hereunder shall draw interest at the rate of 10% per annum. Appraisement and all benefits of homestead and ex-emption laws are hereby waived.

This mortgage shall extend to and be binding upon the heirs, executors, administrators, successors and assigns of the espective parties hereto.

STATE OF KANSAS COUNTY OF Douglas ] == BE IT REMEMBERED, that on this 10 <sup>4</sup> day of May A. D. 10 <sup>-55</sup> , before me, the undersigned, a Notary Public in and for the County and State aforesaid, tame <u>Charles E. Tryon and Marilyn L. Tryon</u> . <u>his Wife</u> who <u>are</u> personally known who <u>are</u> personally known <u>are</u> personally Notary Public Known <u>are</u> personally Notary Public Notary Public	STATE OF KANSAS GOUNTY OF Douglas BE ITREEMEMEERED, that on this 19 <sup>th</sup> day of May A. D. 10 <sup>55</sup> , before me, the underrigned. Notary Public in and for the County and State storesaid, tame Charles E. Tryon and Marilyn L. Tryon. <u>his nife</u> who are person 2 who executed the within Instrument of writing, and such person 5 duly acknow cheek thereokidy for the same. IN TEXTING AND LAW Public Heating of the same of the state of the same person 1 who executed the within Instrument of writing, and such person 5 duly acknow cheek thereokidy for the same. IN TEXTING AND LAW Public Heating of the same of the same person 5 duly acknow they are personal to the county and state bereunto set my hand and Notarial Scal the day and year last above written. IN TEXTING AND LAW Public Heating of the same of the	STATE OF KANSAS STATE OF KANSAS SOUNTY OF Douglas } BE IT REMEMBERED, that on this <u>19<sup>th</sup></u> day of <u>Mary</u> A. D. 19. <sup>25</sup> , before me, the undersigned, a votary Public in and for the County and State aforesaid, tame <u>Charles 5</u> . Tryon and Marilyn L. Tryon, <u>his wife</u> who <u>are</u> personed who are the same N TEST PHONE VEREREOF. I have bereunto set my hand and Notarial Beal the day and year last above written. <u>Thattic</u> <u>Thattic</u> Notary Public Notary Public Nota	그는 이는 것은 가슴을	Charles 6 Ungon
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