

Reg. No. 15,653
Fee Paid \$65.00

72111 BOOK 123
MORTGAGE

THIS INDENTURE, Made this 25th day of November in the year of our Lord nineteen hundred and fifty nine
by and between Paul E. Rogers, and Mary Frances Rogers, husband and wife

of the County of Douglas and State of Kansas, parties of the first part, and THE STANDARD LIFE ASSOCIATION, of Lawrence, Kansas, party of the second part:

WITNESSETH, That the said parties of the first part, in consideration of the sum of

-----Twenty six thousand-----

DOLLARS

to them in hand paid, the receipt whereof is hereby acknowledged, do by these presents GRANT, BARGAIN, SELL and CONVEY unto the said party of the second part, its successors and assigns, all of the following described real estate, situated in the County of Douglas and State of Kansas, to-wit:
Beginning on the West side of Massachusetts Street at a point 279 feet North of the South line of the Southwest Quarter of Section 31, Township 12, Range 20, thence North 60 feet, thence west 135 feet, thence South 60 feet, thence East to the point of beginning in the City of Lawrence; and
Beginning at a point on the West line of Massachusetts Street, 183 feet south of Adams Street (now 11th Street) in the City of Lawrence, Kansas; thence running west 330 feet to west line of Vermont Street produced south; thence north 64 feet; thence east 330 feet to the West line of Massachusetts Street; thence south 64 feet to the place of beginning and being located in the Southwest Quarter of Section 31, Township 12, range 20 in the City of Lawrence, Kansas, and
The West 162 feet of the following described real estate:
Commencing at a point on the West line of Massachusetts Street produced South from the City of Lawrence 151 feet North of South line of Southwest Quarter of Section 31, Township 12, Range 20 East of the 6th P.M.; thence running West 330 feet to the West line of Vermont Street produced South from the City of Lawrence; thence North on said Produced line of Vermont Street 64 1/2 feet; thence East 330 feet to said West line of Massachusetts Street; thence South on said West line 64 1/2 feet to the point of beginning in said Quarter Section, in the City of Lawrence.

TO HAVE AND TO HOLD the same, with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining, and all rights of homestead exemption, unto the said party of the second part, and to its successors and assigns, forever. And the said parties of the first part do hereby covenant and agree that at the delivery hereof, that 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 in the quiet and peaceable possession of said party of the second part, its successors and assigns, forever, against the lawful claims of all persons whomsoever.

PROVIDED, Always, and these presents are upon the following agreements, covenants and conditions, to-wit:

FIRST. That the parties of the first part are justly indebted to the party of the second part in the sum of
-----Twenty six thousand-----
DOLLARS,
according to the terms of one certain mortgage note of even date herewith, executed by said parties of the first part, in consideration of the actual loan of the said sum, and payable as follows:

January 1	1960	\$218.92 and \$218.92 on the first	19	\$
	19	days of each month thereafter	19	\$
	19	until the full amount with interest	19	\$
	19	is paid. Any unpaid balance	19	\$
	19	becomes due December 1, 1974.	19	\$
	19	Payments applied first to	19	\$
		Interest, balance credited on principal		

to the order of the said party of the second part with interest thereon at the rate of 6 per cent per annum, payable semi-annually, on the first days of each month and
in each year, according to the terms of said note; both principal and interest and all other indebtedness accruing hereunder being payable in lawful money of the United States of America, at the Home Office of THE STANDARD LIFE ASSOCIATION, Lawrence, Kansas, or at such other place as the legal holder of the principal note may in writing designate, and said note bearing ten percent interest after maturity.