

Reg. No. 15,973

Fee Paid \$39.50

73684 BOOK 125

## MORTGAGE

THIS INDENTURE, made this 17th day of June, A. D. 1960, between The Baptist Student Center at The University of Kansas, a corporation, duly organized, incorporated, and existing under and by virtue of the laws of the State of Kansas, and having its principal place of business at Lawrence, Kansas, party of the first part, and Helen Dill Goode, a single person, party of the second part.

WITNESSETH, that the said party of the first part in consideration of the sum of Fifteen Thousand Seven Hundred Eighty One and 25/100 Dollars (\$15,781.25) to it duly paid, the receipt of which is hereby acknowledged, has sold, and by this indenture does GRANT, BARGAIN, SELL, and MORTGAGE to the said party of the second part the following described real estate situated and being in the County of Douglas and State of Kansas, to-wit:

The South 50 feet of Lot 6 in Block 8,  
Oread Addition in the City of Lawrence.

The said party of the first part does hereby covenant and agree that at the delivery hereof it is the lawful owner of the premises above granted and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances, and that it will warrant and defend the same against all parties making lawful claim thereto.

It is agreed between the parties hereto that the party of the first part shall at all times during the life of this indenture pay all the taxes or assessments that may be taxed or levied upon said real estate when the same become due and payable, and that it will keep all buildings on said premises insured against fire and extended coverage in such sum and with such insurance company as may be agreeable to the party of the second part, the loss, if any, made payable to the second party to the extent of her interest. And in the event that the said party of the first part shall fail to pay such taxes when the same become due and payable or to keep said premises insured as herein provided, then the party 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.

*In Release of Mortgage doc Book 133 page 187*