

And upon forfeiture of this Mortgage, or in case of default in any of the payments herein provided for, the second part Y its XXX, successors and assigns, shall be entitled to a judgment for the sum due upon said note and the additional sums paid by virtue of this Mortgage, with interest on said additional sums so paid at the rate of ten per cent. per annum from the date of payment of said sums, and costs, and a decree for the sale of said premises in satisfaction of said judgment, foreclosing all rights and equities in and to said premises of the said first part Y its XXX, successors, and assigns, and all persons claiming under it.

And the said first part Y shall and will at its own expense from the date of the execution of this Mortgage until said note and interest, and all liens and charges by virtue hereof are fully paid off and discharged, keep the building erected and to be erected on said lands, insured in some responsible insurance company duly authorized to do business in the State of Kansas, to the amount of Twelve Thousand Five Hundred dollars, for the benefit of said second part Y, and in default thereof said second part Y may effect said insurance in its own name, and the premium or premiums, costs, charges and expenses for effecting the same shall be an additional lien on said mortgaged property, and may be enforced and collected in the same manner as the principal debt hereby secured.

And the said first part Y do so 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 in the quiet and peaceable possession of said second part Y its XXX successors and assigns forever, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said first part Y do so hereto set its hand the day and year first



and delivered in presence of

ALPHA PHI ALPHA FRATERNITY,
UPSILON AND BETA LAMBDA CHAPTERS

By LaVannes C. Squires (SEAL)
President

Paul L. Mobley (SEAL)
Secretary

STATE OF KANSAS, COUNTY OF WYANDOTTE, SS

BE IT REMEMBERED, that on this 15th day of August, A. D. 19 60, before me, the undersigned, a Notary Public, in and for said County and State, came LaVannes C. Squires, President of Alpha Phi Alpha Fraternity, Upsilon and Beta Lambda Chapters, a corporation, and Paul L. Mobley, Secretary of said corporation, who are personally known to me to be the lawful persons described in, and who executed the foregoing Mortgage, and duly acknowledged the execution of the same to be the voluntary act and deed of said corporation.

IN TESTIMONY WHEREOF, I have hereunto subscribed my hand and affixed my official seal on the day and year last



My commission expires April 22, 19 62

Rayl Knight
Notary Public

Recorded August 18, 1960 at 1:35 P.M.

Harold A. Beck Register of Deeds