

In case of foreclosure said second party and its assigns shall be entitled, upon filing a petition, to the appointment of a Receiver who shall have charge of the premises pending foreclosure; all sums collected by the Receiver as income from said premises may, after payment of taxes and expense of maintenance, be applied to the satisfaction of any judgment secured in said suit.

And the said parties of the first part hereby covenant and warrant that at the delivery hereof they are the lawful owners of the premises above granted and seized of a good and indefeasible state of inheritance therein, free and clear of all incumbrance 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 claim of all persons whomsoever. It is further mutually agreed that the party of the second part and its assigns and the purchaser at any foreclosure sale made hereunder, for further security, shall be subrogated to the lien or liens, though released of record, of any prior incumbrances or vendor's lien on said premises paid out of the proceeds of this loan.

And the said parties of the first part agree to pay all taxes and assessments of every nature which are or may be assessed against said land and improvements, or either of them, or any part thereof, including any taxes levied on the amount secured by this mortgage or the interest payable thereon, before the same become delinquent; and, if not so paid, party of the second part, or its assigns, may pay same and for the repayment of all moneys paid in the premises, including reasonable attorneys' fees and a reasonable fee for service rendered by party of the second part because of such default, with interest thereon from the time of payment at the rate of ten per cent per annum, these presents shall be security in like manner and with like effect as for the payment of said note or notes secured hereby.

The property herein described being in the State of Kansas, this Mortgage and the rights and indebtedness hereby secured, shall be construed and enforced according to the laws of that State.

IN WITNESS WHEREOF, the said parties of the first part have hereunto set their hands the day and year first above written.



J. W. MCCOSKRIE COMPANY, INC.

By: *[Signature]*

President

Secretary

STATE OF MISSOURI)

(SS

COUNTY OF

On this 10th day of October, 1960, before me appeared

J. W. McCoskrie

to me personally known, who being by me duly sworn

did say that he is the President of J. W. McCoskrie Company, Inc. a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors, and said J. W. McCoskrie acknowledged said instrument to be the free act and deed of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Notarial seal, the day and year last above written.



Nelle B. Chiles
Notary Public

My term expires March 10, 1964

This release was written on the original mortgage entered this 23 day of August, 1960.

Harold A. Beck
Reg. of Deeds
By James Beck
Notary

Recorded October 11, 1960 at 2:30 P.M.

RECEIPT

The undersigned, being the present owner and holder of the debt secured in the within mortgage, does hereby acknowledge full satisfaction thereof, and the Register of Deeds of Douglas County Kansas, is hereby authorized to enter this satisfaction on the margin of the record of the within mortgage. WITNESS hand this 9th day of August, 1963

WITNESSES: Attest: N. B. Chiles Secretary

WILSON D. WOOD MORTGAGE COMPANY

(Corp Seal

By: M. W. Grady Vice-President

Harold A. Beck Register of Deeds

By James Beck Secretary