

85702 BOOK 135

JUNIOR MORTGAGE - KANSAS

THIS INDENTURE, made this 17th day of September, 1963,
by and between Harry & Idella Christian, man and wife,
Lawrence of the County of Douglas, and State of Kansas,
party of the first part, and WESTINGHOUSE CREDIT CORPORATION, a Delaware
corporation with principal address at 933 Penn Avenue, Pittsburgh,
Pennsylvania 15230, party of the second part:

WITNESSETH, That the said party of the first part, for the
consideration hereinafter mentioned, the receipt whereof is hereby
acknowledged, does 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:

Lots eight (8) and Nine (9) in Block number One (1), in South Hills
 , an Addition to the City of Lawrence, Kansas

TOGETHER WITH hereditaments and appurtenances thereof, and
all the estate, right, title and interest of the party of the first
part in and to the said described premises or the streets and alleys
adjoining or adjacent to the same. And it is mutually covenanted
and agreed by and between the parties hereto that all shelving,
counters, office, department and other partitions, all store fix-
tures, gas, air conditioning and electric fixtures, radiators,
heaters, engines, and machinery, boilers, ranges, elevators and
motors, bathtubs, sinks, water closets, basins, pipes, faucets and
other plumbing and heating fixtures, mirrors, mantels, refriger-
ating plant and iceboxes, cooking apparatus and appurtenances, and
such other goods and chattels and personal property as are ever
furnished by landlords in letting or operating a building, similar
to the one herein described and referred to, which are or shall be
attached to said building by nails, screws, bolts, pipe connections,
masonry, or in any other manner, are and shall be deemed to be fix-
tures and an accession to the freehold and a part of the realty as
between the parties hereto, their respective successors, legal rep-
resentatives and assigns, and all persons claiming by, through or
under them, and shall be deemed to be a portion of the security for
the indebtedness herein mentioned, and to be conveyed by this mortgage.

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 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 in-
heritance therein, free and clear of all encumbrances except as
hereinafter indicated, and that it will warrant and defend the same