

Mortgagor hereby assigns to mortgagee the rents and income arising at any and all times from the property, mortgaged to secure this note, and hereby authorizes mortgagee or its agent, at its option, upon default, to take charge of said property and collect all rents and income and apply the same on the payment of insurance premiums, taxes, assessments, repairs or improvements necessary to keep said property in tenantable condition, or other charges or payments provided for in this mortgage or in the note hereby secured. This assignment of rents shall continue in force until the unpaid balance of said note is fully paid. It is also agreed that the taking of possession hereunder shall in no manner prevent or retard mortgagee in the collection of said sums by foreclosures or otherwise.

If there shall be any change in the ownership of the premises covered hereby without the consent of the mortgagee and the payment of the assumption fee as specified in the promissory note, the entire indebtedness shall become due and payable at the election of the mortgagee and foreclosure proceedings may be instituted thereon.

If said mortgagee shall cause to be paid to mortgagee the entire amount due it hereunder and under the terms and provisions of said note hereby secured, including future advances, and any extensions or renewals thereof, in accordance with the terms and provisions thereof, and comply with all the provisions in said note and in this mortgage contained, then these presents shall be void; otherwise to remain in full force and effect, and mortgagee shall be entitled to the immediate possession of all of said premises and may, at its option, declare the whole of said note due and payable and have foreclosure of this mortgage or take any other legal action to protect its rights, and from the date of such default all items of indebtedness hereunder shall draw interest at the rate of 10% per annum. Appraisal and all benefits of homestead and exemption laws are hereby waived.

WHENEVER USED, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

This mortgage shall be binding upon the heirs, executors, administrators, successors and assigns of the respective parties hereto.

IN WITNESS WHEREOF, said mortgagor has hereunto set his hand the day and year first above written.

ACKNOWLEDGMENT

STATE OF KANSAS,

County of Douglas

Be it remembered, that on this 13th

day of March

A. D. 19 64

County and State aforesaid, came

Richard L. Jump and Ella M. Jump, husband and wife

who are personally known to me to be the same persons who executed the within instrument of writing, and such persons duly acknowledged the execution of the same.

IN TESTIMONY WHEREOF, I have hereunto set my hand and Notarial Seal the day and year above written.

(SEAL) BLIC

LeRoy A. Wahaus
LeRoy A. Wahaus

Notary Public.

My Commission expires

May 1

19 66

Recorded March 17, 1964, at 3:30 P.M.

Harold G. Lock

Register of Deeds

Rep. No. 19,370

Fee Paid \$3.00

MORTGAGE-Savings and Loan Form (Direct Reduction Plan) 255-2

Hall Litho Co., Inc., Topeka

87306

BOOK 136

MORTGAGE

Loan No. 11631

THIS INDENTURE, made this 14th

day of

March

19 64

by and between

Dale W. Sieg and Evelyn G. Sieg, his wife

of Douglas

County, Kansas, as mortgagor S, and

Ottawa Savings and Loan Association

, a corporation organized and existing

under the laws of Kansas with its principal office and place of business at Ottawa

Kansas, as mortgagee:

WITNESSETH: That said mortgagor S, for and in consideration of the sum of

One Thousand Two Hundred and NO/100th --

-- Dollars (\$1,200.00),

the receipt of which is hereby acknowledged, do by these presents mortgage and warrant unto said mortgagee, its successors and assigns, forever, all the following described real estate, situated in the county of Douglas and State of Kansas, to-wit:

Beginning 83 rods West of the Northeast corner of the Northeast Quarter of Section 9, Township 15, Range 20, thence South 300 feet, parallel to the East line of said Quarter Section, thence East 230 feet, parallel to the South line of said Quarter Section, thence North 300 feet, parallel to the East line of said Quarter Section, thence West 230 feet parallel to the South line of said Quarter Section, to the point of beginning, Douglas County, Kansas.

Transfer of title of the real property herein above described without written consent of the mortgagee shall render the amount due under the promissory note immediately payable at the option of the mortgagee.

Together with all heating, lighting, and plumbing equipment and fixtures, including stokers and burners, screens, awnings, storm windows and doors, and window shades or blinds, used on or in connection with said property, whether the same are now located on said property or hereafter placed thereon.