

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 tenable 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 foreclosure 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 mortgagee has hereunto set his hand the day and year first above written.

ACKNOWLEDGMENT

STATE OF KANSAS,

County of DouglasSo it is remembered, that on this 5thday of August, A.D. 1964, before me, the undersigned, a Notary Public in and for theCounty and State aforesaid, came Clara H. Smith and Joy W. Smith, 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) Notary PublicHenry A. Schaus

Notary Public.

My Commission expires May 1, 1966.

Recorded August 5, 1964 at 2:35 P.M.

SATISFACTION

The debt secured by this mortgage has been paid in full, and the Register of Deeds is authorized to release it of record.

(Corp. Seal)

This mortgage
was
paid
on
the
original
of
this
instrument
on
August
15,
1964
at
Lawrence,
Kansas
by
Henry
A. Schaus
Notary Public

Harold A. Book Register of Deeds
ANCHOR SAVINGS ASSOCIATION,
By Marshall Biggerstaff Vice-President,
Lawrence, Kansas, June 22, 1971

Reg. No. 19,817
Fee Paid \$18.75

88855	BOOK 138	MORTGAGE
THIS INDENTURE, Made this <u>4th</u> day of <u>August</u> 19 <u>64</u> between		
<u>Walter E. Sandellus and Viola I. Sandellus, husband and wife</u>		
of <u>Lawrence</u>	In the County of <u>Douglas</u>	and State of Kansas part <u>1st</u> of the first part, and
THE LAWRENCE BUILDING AND LOAN ASSOCIATION of Lawrence, Kansas, party of the second part.		
WITNESSETH, that the said part <u>1st</u> of the first part, in consideration of the sum of the sum of		
<u>Seventy-five Hundred and No/100</u> DOLLARS		
to <u>them</u> duly paid, the receipt of which is hereby acknowledged, he <u>VS</u> said and by this indenture do <u>GRANT</u> ,		
BARGAIN, SELL and MORTGAGE to the said party of the second part, its successors and assigns, the following described real estate situated in the County of		
<u>Douglas</u> and State of Kansas, to-wit:		
Lots Fifteen (15) and Sixteen (16), in Block Three (3), in		
Haskell Place, an Addition to the City of Lawrence, Douglas		
County, Kansas.		