

PROVIDED ALWAYS, and this instrument is executed and delivered to secure the payment of the sum of **Twenty Two Thousand and No/100** ----- Dollars with interest thereon and such charges and advances as may become due to the mortgagee under the terms and conditions of the promissory note of even date herewith, secured hereby, executed by mortgagor to the mortgagee, the terms of which are incorporated herein by this reference, payable as expressed in said note, and to secure the performance of all the terms and conditions contained in said note.

IT IS the intention and agreement of the parties hereto that this mortgage shall also secure any future advances made to said mortgagor, or any of them, by the mortgagee, and any and all indebtedness in addition to the amount above stated which said mortgagor, or any of them, may owe to the mortgagee, however evidenced, whether by note, book account or otherwise. This mortgage shall remain in full force and effect between the parties hereto and their heirs, personal representatives, successors and assigns, until all amounts secured hereunder, including future advances, are paid in full with interest. The mortgagor hereby assigns to the mortgagee all rents and income arising at any and all times from said property, and hereby authorizes the mortgagee or its agent, at its option, upon default, to take charge of said property and collect all rents and income therefrom and apply the same to the payment of interest, principal, insurance premiums, taxes, assessments, repairs or improvements necessary to keep said property in tenable condition, or to other charges or payments provided herein or in the note hereby secured. This rent assignment shall continue in force until the unpaid balance of said note is fully paid. The taking of possession hereunder shall in no manner prevent or retard the mortgagee in the collection of said sums by foreclosure or otherwise.

THE failure of the mortgagee to assert any of its rights hereunder at any time shall not be construed as a waiver of its rights to assert the same at any later time, and to insist and enforce strict compliance with all the terms and provisions of the note and of this mortgage.

Now, If said mortgagor shall cause to be paid to the mortgagee the amounts due it under said note in accordance with the terms thereof, and comply with all the provisions in said note contained, then these presents shall be void, otherwise to remain in full force and effect and may be foreclosed as in said note provided. Appraisement and all the benefits of homestead and exemption laws are hereby waived. Mortgagor wholly waives the period of redemption.

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

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

COUNTY OF SHAWNEE
STATE OF KANSAS

Harold John Higgins
HAROLD JOHN HIGGINS
Willa Jane Higgins
WILLA JANE HIGGINS

BE IT REMEMBERED, That on this 24th day of January, 1966, before me, the undersigned, a Notary Public in and for the County and State aforesaid, came **Harold John Higgins and Willa Jane Higgins, his wife** who acknowledged 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 last written.

My commission expires April 2, 1968

Roberta A. Minges
Notary Public
Roberta A. Minges

Recorded January 26, 1966 at 3:50 P.M.

Janice Bacon Register of Deeds

Reg. No. 1,011
Fee Paid \$20.25

4011 Kansas Real Property Mortgage

This Indenture,

Made this Twenty day of January, A.D. 19 Sixty-Sixteen

Thomas I. Hill, Russell L. Logan, Walter Nelson and E. Lewis Branch, May M. Shepard,
of Helen B. Snowden, Walter Nelson, Dorothy Hamey,
Douglas County, in the State of Kansas of the first part.

hereinafter called the MORTGAGOR, and Standard Home Improvement Co., a Corporation

of Jackson County, in the State of Missouri of the second part.

hereinafter called the MORTGAGEE.

WITNESSETH: THAT SAID MORTGAGOR, in consideration of the sum

of ONE DOLLAR & OTHER GOOD & VALUABLE CONSIDERATIONS — DOLLARS,

the receipt of which is hereby acknowledged, does by these presents, Grant, Bargain, Sell and Convey

unto said Mortgagee its successors, representatives, heirs and assigns, all of the following described real estate

situated in DOUGLAS County and State of Kansas, to-wit:

LOT 70, NEW YORK STREET, ALSO KNOWN AS 900 NEW YORK, LAWRENCE, KANSAS
LOT 54, NEW YORK STREET, ALSO KNOWN AS 818 NEW YORK, LAWRENCE, KANSAS