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It shall be made in payment of such obligations or any part thereof or any obligations created thereby, or interest thereon, or if the taxes on said real estate are not paid when the same become due and payable, or if the insurance is not kept up, as provided herein, or if the buildings on said real estate are not kept in as good repair as they are now, or if waste is committed on said premises, then this conveyance shall become absolute and the whole sum remaining unpaid and all of the obligations for the security of which this indenture is given shall immediately mature and become due and payable at the option of the holder thereof, without notice, and it shall be lawful for the said party of the second part, its successors and assigns, to take possession of the said premises and all the improvements thereon in the manner provided by law and to have a receiver appointed to collect the rents and benefits accruing therefrom, and to sell the premises hereby granted, or any part thereof, in the manner prescribed by law and out of all moneys arising from such sale to retain the amount then paid of principal and interest together with the costs and charges incident thereto, and the overplus, if any there be, shall be paid by the party making such sale, or assigned to the party of the first part. Parties of the first part shall pay party of the second part any deficiency resulting from such sale.

It is agreed by the parties hereto that the terms and provisions of this Indenture and each and every obligation therein contained, and all benefits accruing therefrom, shall extend and move to, and be obligatory upon the heirs, executors, administrators, personal representatives, assigns and successors of the respective parties hereto.

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

Robert Gene Embers

(SEAL)

(SEAL)

Ruby Grace Embers

(SEAL)

(SEAL)

STATE OF KANSAS
DOUGLAS COUNTY, ss.

BE IT REMEMBERED, That on this 24th day of May, A.D. 1966
before me, a Notary Public in the aforesaid County and State
came Robert Gene Embers and Ruby Grace Embers,
husband and wife.

To me personally known to be the same person as who executed the foregoing instrument and did acknowledge the execution of the same.

IN WITNESS WHEREOF, I have hereunto subscribed my name, and affixed my official seal on the day and year last above written.

My Commission Expires April 21

1970

L. E. Eby

Notary Public

STATE OF
Recorded May 24, 1966 at 3:35 P.M. Gene Eby Register of Deeds