

Now, if said part Y of the first part shall pay, or cause to be paid, to said part Y of the second part 1.00, hairs or assigns, said sum of money in the above described note, mentioned, together with the interest thereon, according to the terms and tenor of the same, then these presents shall be wholly discharged and void, and otherwise shall remain in full force and effect. But if said sum or sums of money, or any part thereof, or any interest thereon, is not paid when the same is due, or if the taxes and assessments of every nature, which are or may be assessed and levied against said premises or any part thereof, are not paid when the same are by law made due and payable, then the whole of said sum and sums, and interest thereon, shall and by these presents become due and payable, and said part Y of the second part shall be entitled to the possession of said premises.

IN WITNESS WHEREOF, The said part Y of the first part has hereunto set his hand the day and year first above written.

Mulford E. Gentry
Mulford E. Gentry

STATE OF KANSAS.

County of Douglas
City of April



BE IT REMEMBERED, That on this fourteenth day of April, A. D. 1970, before me the undersigned, a Notary Public in and for the County and State aforesaid, came Mulford E. Gentry

who is personally known to me to be the same person who executed the within instrument of writing, and each person duly acknowledged the execution of same.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my seal the day and year last above written.

Lawrence C. Mills
Lawrence C. Mills Notary Public

Recorded April 20, 1970 at 8:32 A.M.

Jane Beem Register of Deeds

Reg. No. 4,614
Fee Paid \$58.50

MORTGAGE

BOOK 156 20755

Loan No. 51632-08-3 LB

This Indenture, Made this 15th day of April, 1970
between Gary W. Beasley and Sharon K. Beasley, his wife

Douglas
of Douglas County, in the State of Kansas, of the first part, and CAPITOL FEDERAL SAVINGS AND LOAN ASSOCIATION of Topeka, Kansas, of the second part;

WITNESSETH: That said first parties, in consideration of the loan of the sum of Twenty-three Thousand Four Hundred and No/100- DOLLARS made to them by second party, the receipt of which is hereby acknowledged, do by these presents mortgage and warrant unto said second party, its successors and assigns, all of the following-described real estate situated in the County of Douglas and State of Kansas, to-wit:

Beginning at the Northeast corner of the Northwest Quarter of Section Seven (7), Township Thirteen (13) South, Range Twenty (20) East of the Sixth Principal Meridian; thence South on the East line of said Quarter Section 195 feet 2 inches for a point of beginning; thence West parallel to the North line of said Section Seven (7), 162 feet 7 inches; thence South 100 feet to North line of Winona Street; thence East on the North line of Winona Street 162 feet 7 inches more or less to East line of said Quarter Section; thence North on said East line 100 feet to the point of beginning, less the East 30 feet of said tract for a public road, in the City of Lawrence, Douglas County, Kansas

(It is understood and agreed that this is a purchase money mortgage.)

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.

TO HAVE AND TO HOLD THE SAME, With all and singular the tenements, hereditaments and appurtenances thereto unto belonging, or in anywise appertaining, forever, and hereby warrant the title to the same.

PROVIDED ALWAYS, And this instrument is executed and delivered to secure the payment of the sum of Twenty-three Thousand Four Hundred and No/100- DOLLARS with interest thereon, advanced by said Capitol Federal Savings and Loan Association, and such charges as may become due to said second party under the terms and conditions of the note secured hereby, which note is by this reference made a part hereof, to be repaid as follows:

In monthly installments of \$ 193.29 each, including both principal and interest. First payment of \$ 193.29 due on or before the 1st day of June, 1970, and a like sum on or before the 1st day of each month thereafter until total amount of indebtedness to the Association has been paid in full.

It is agreed that the mortgagee, may, at any time during the mortgage term, and in its discretion, apply for and purchase mortgage guaranty insurance, and may apply for renewal of such mortgage guaranty insurance covering this mortgage, and pay premiums due by reason thereof, and require repayment by the mortgagors of such amounts as are advanced by the mortgagee in the event of failure by the mortgagors to repay said amounts to the mortgagee, such failure shall be considered a default, and all provisions of the mortgage and the note secured thereby with regard to default shall be applicable.