

COUPON-MORTGAGE - Journal Co. - Printers - Wichita and Main Book - Makers - Lawrence, Kansas.

This Indenture, Made this Twenty-second day of February in the year of our Lord, one thousand nine hundred and eleven between Caroline Kleicheg (widow)

of Lawrence in the County of Douglas and State of Kansas, of the first part, and Treasurer Board of Directors Friends University of the second part:

Witnesseth, That the said part 1 of the first part, in consideration of the sum of Nine hundred dollars (\$900.00) DOLLARS, to her duly paid, the receipt of which is hereby acknowledged, has sold and by these presents do grant, bargain sell and mortgage to the said part 2 of the second part, his heirs and assigns forever, all that tract or parcel of land situated in the County of Douglas and State of Kansas, described as follows, to wit:

Lot Nos One hundred and twenty one (121) & One hundred and three (123) Block on New York Street in the City of Lawrence, County of Douglas, State of Kansas

with the appurtenances and all the estate, title and interest of the said part 1 of the first part therein. And the said Caroline Kleicheg do ee hereby covenant and

agree that at the delivery hereof she the lawful owner of the premises above granted and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances, and that she will warrant and defend the same against all claims whatsoever. This Grant is intended as a MORTGAGE to secure the payment of the sum of Nine hundred (\$900) Dollars, according to the terms of one certain promissory note this day executed by the said

Caroline Kleicheg to the said part 2 of the second part. Said

note being given for the sum of Nine hundred Dollars,

dated Lawrence, Kansas, Feb. 27, 1911 due and payable in 10 years from date hereof, with interest

thereon from the date thereof until paid, according to the terms of said note and coupons thereto attached. And this conveyance shall be void

if such payment be made as in said note and coupons thereto attached, and as is hereinafter specified. And the said part 1 of the first part hereby agree to pay all taxes assessed on said premises before any penalties or costs shall accrue on account thereof, and to keep the said prem-

ises insured in favor of the said mortgagee, in the sum of Nine hundred DOLLARS,

in some insurance company satisfactory to said mortgagee, in default whereof the said mortgagee may pay the taxes and accruing penalties, interests and costs, and insure the same at the expense of the part 1 of the first part, and the expense of such taxes and accruing penalties, interests and costs, and insurance, shall from the payment thereof, be and become an additional lien under this mortgage upon the above de-

scribed premises, and shall bear interest at the rate of 10 per cent. per annum. But if default be made in such payment, or any part thereof, or interest thereon, or the taxes assessed on said premises, or if the insurance is not kept up thereon, then this conveyance shall become

absolute, and the whole principal of said note, and interest thereon, and all taxes and accruing penalties and interest and costs thereon remaining unpaid or which may have been paid by the part 1 of the second part, and all sums paid by the part 1 of the second part for insurance,

shall be due and payable or not at the option of the part 1 of the second part; and it shall be lawful for the part 1 of the second part his executors, administrators and assigns, at any time thereafter, to sell the premises hereby granted, or any part thereof, in the manner prescribed

by law, appraisement hereby waived or not at the option of the part 1 of the second part his executors, administrators or assigns; and out of all the moneys arising from such sale to retain the amount then due or to become due according to the conditions of this instrument, together with the costs and charges of making such sale, and the overplus, if any there be, shall be paid by the part 1 making such sale on demand, to

the said Caroline Kleicheg heirs and assigns.

IN TESTIMONY WHEREOF, The said part 1 of the first part has hereunto set her hand and seal the day and year last above written.

Signed, Sealed and Delivered in Presence of

Caroline Kleicheg (SEAL)

(SEAL)

State of Kansas, Douglas County, ss.

BE IT REMEMBERED, That on this 25 day of February A. D. 1911, before me

John M. Newton a Notary Public in and for said County and State came

to me personally known to be the same person who executed the foregoing instrument and duly acknowledged the execution of the same.

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

My commission expires April 11 1911 John M. Newton Notary Public

Filed for Record the 28 day of Feb A. D. 1911, at 10:15 o'clock A.M.

By Flloyd L. Lawrence Deputy. Register of Deeds.

The following is returned on the original instrument: The note herein described having been paid in full, this mortgage is hereby released and the same is hereby cancelled. As witness my hand this 27 day of February, A. D. 1911.

Edgar Lawrence Board
Director Friends University

Recorded June 7th 1915

Flloyd L. Lawrence
Register of Deeds
Geo. C. Neigel, Notary