

premiums and fines, as provided in said Rules and By-Laws; or in paying the taxes and insurance premiums herein covenanted to be paid; or in case of the breach of any covenant in said promissory note or herein contained or if said premises become unoccupied and vacant for the space of three months; or strip or waste be committed; all sums hereby secured shall, at the option of the party of the second part, become due and payable and bear interest at the rate of ten per cent. per annum until paid and the party of the second part shall have the right to foreclose this mortgage and to have a receiver appointed to take charge of, care for and rent said premises, and out of the rents, issues and profits derived therefrom to pay the cost of repairs, taxes and insurance premiums; and the residue if any there be, after paying said receiver a reasonable compensation for his services, shall be applied upon the debt hereby secured. The party of the first part further agree that the fees for continuing the abstract of title of said premises to the date of commencing foreclosure action, shall be included in any judgement and decree of foreclosure hereunder. The party of the first part, for the said consideration, hereby expressly waive appraisement of said real estate, and all the benefit of the homestead, exemption and stay laws of the State of Kansas. The foregoing conditions being performed, this conveyance shall be void and this mortgage discharged; otherwise to remain in full force and effect. IN WITNESS WHEREOF, That party of the first part have hereunto subscribed their names and affixed their seals the day and year first above written.

Warren S. Wood

Laura M. Wood

State of Kansas, County of Douglas, SS. Be it remembered, That on this 19 day of February A.D. 1909; before me, a Notary Public, within and for said County and State, came Warren S. Wood and Laura M. Wood husband and wife to me personally known to be the identical persons described in and who executed the foregoing mortgage, and acknowledged the execution of the same to be their voluntary act and deed. In Testimony Whereof, I have hereunto subscribed my name and affixed my official seal at Lawrence, Kansas, the day and year last above written. My Commission expires July 22 1911

(SEAL) - Frederick Crowe; Notary Public.

Recorded March 19 A.D. 1909 at 2.20 P.M.

*Floyd L. Lawrence* Register of Deeds.