

ments of Eight and  $\frac{33}{100}$  dollars, also monthly dues on Two shares of stock, in the sum of five dollars, both interest and dues being payable on the 5th day of each and every month until sufficient assets accumulate to pay each shareholder five hundred dollars per share for every share held by him in accordance with the by-laws of said association, and in case of default in the payment of interest or dues, or any part thereof, or at the stated times, or failure to comply with any of the conditions or agreements contained in the first mortgage on real estate given to secure the payment thereon, then this note shall immediately become due and payable at the option of the legal holder hereof, and shall after such default bear ten per cent interest per annum. Dated at Lawrence Kansas, the 27th day of April 1911 Frank W. Siler. Gertrude Siler. NOW IF the said Frank W. and Gertrude Siler, their heirs, assigns, executors or administrators shall well and truly pay the aforesaid note according to the tenor hereof, and all assessments, dues and fines on said stock, to the said The Aetna Building and Loan Association, or its successors, and keep said premises insured against fire and tornado, and pay all taxes, rates, liens, charges and assessments upon or against said property, and keep the same in good repair, as herein provided, then this mortgage shall be void; otherwise to remain of full force and virtue in law. It is further agreed that if default shall be made in the payment of said sums of money, or any part thereof, as hereinbefore specified, or if the taxes, rates, insurance, liens, charges and dues assessed or charged on the above real estate shall remain unpaid for the space of six months after the same are due and payable, then the whole indebtedness, including the amount of all assessments, dues and fines on said stock shall become due, and the said grantee or its successors may proceed by foreclosure, or any other lawful mode, to make the amount of said note, together with all interest, costs, and the amount of all assessments dues and fines on said stock and all taxes, rates, insurance, liens, charges and assessments accrued on said real estate and of the aforesaid real estate and the said stock, and said grantees shall be entitled to the possession of said premises and of said property. But the Board of Directors of said Association may, at their option, pay or cause to be paid the said taxes, charges, insurance, rates, liens, and assessments so due and payable, and charge them against said grantor or assigns, and the amount so paid shall be a lien on said mortgaged premises until the same be paid, and may be included in any judgment rendered in any proceeding to foreclose this mortgage; but whether they elect to pay such taxes, insurance, charges, rates, liens and assessments, or not, it is distinctly understood that in all cases of delinquencies as above enumerated, then, in like manner, the said note and the whole of said sum shall immediately become due and payable. Witness our hands, this 27th day of April 1911

Frank W. Siler

Gertrude Siler.

State of Kansas, Douglas County SS. Be it remembered that on this 28th day of