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said first parties hereby appoints the party of the second part their agent and attorney in fact and as such authorizes it to procure any and all insurance agreed upon in this mortgage as collateral security and to collect for all losses thereon, and to assign any and all policies of insurance to subsequent owners, and to pay off and discharge any and all liens against said premises, which endanger the validity or priority of this mortgage. Ninth. It is further agreed that if payment be made as herein specified, and all the agreements made herein be faithfully kept and performed then this mortgage shall be released at the cost of the mortgagors, which cost they agree to pay. But if the makers of said notes shall fail to conform to or comply with any of the covenants contained in this mortgage, at the time they are agreed to be done, the whole sum of money herein secured may, at the option of the holder of the note hereby secured, and at its, his or her option only, and without notice, be declared due and payable at once, and this mortgage may thereupon be foreclosed immediately for the whole of said money, interest and costs, together with the statutory damages in case of protest; and said second party, its successors or assigns, or any legal holder hereof, shall at once, upon the filing of a bill for the foreclosure of this mortgage, be forthwith entitled to the immediate possession of the above described premises, and may at once take possession, and receive and collect the rents, issues and profits thereof; and do further agree that the contract embodied in this mortgage and note secured hereby shall in all respects be governed, construed and adjudged according to the laws of the State of Kansas at the date of their execution. PROVIDED, That no stipulations contained in this mortgage shall in any wise be deemed to impair the negotiability of such notes. The foregoing covenants and conditions being kept and performed, this conveyance to be void; otherwise of full force and virtue. In Witness Whereof The said parties of the first part have hereunto set their hands, the day and year first above written.

Signed and delivered in the presence of:

J.E.Shields

M.F.Hudson

Cordelia Shields

C.E.OsbOrne.

State of Kansas, Douglas County, SS. Be it remembered that on this 26th day of December A.D. 1912 before me the undersigned a Notary Public in and for said County and State, came J.E.Shields and Cordelia Shields, Husband and wife, who are personally known to me to be the identical persons described in and who executed the foregoing mortgage deed, and duly 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 on the day and year last above written.

(SEAL) W.F.March, Notary Public, Douglas County, Kansas, Residence Lawrence, Kansas.

RECORDED JANUARY 2, 1913 AT 10:31 A.M.

W.F. March
Register of Deeds.