

be signed the day and year first above written, by its President and Secretary, thereunto duly authorized, and its seal hereunto affixed.

Fred L. Morris (SEAL)
President..

(CORP. SEAL) E. W. Murray (SEAL)
Sec'y.

State of Kansas, County of Douglas, ss.

BE IT REMEMBERED, That on this 14th day of April A.D. 1915 before me, the undersigned in and for said County and State, came Fred L. Morris, president and E. W. Murray Secretary, of The Alpha Nu Beta Theta Pi Chapter House, a corporation, to me personally known to be the same persons who executed the foregoing instrument, and duly acknowledged the execution of the same as such officers and on behalf of said corporation.

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

Commission expires December 30, 1916. (SEAL) O. H. Cooper, Notary Public.

Recorded April 15th A.D. 1915, at 2:05 o'clock P.M.

Royal L. Lawrence
Register of Deeds,
Geo. C. Meisel
Deputy.

THIS INDENTURE, Made this 13th day of April A.D. 1915, between Albert R. Pine and Ethel Pine, husband and wife of the County of Douglas and State of Kansas parties of the first part, and The Farmers Loan & Trust Company, a corporation under the laws of the State of Kansas, located at Lawrence, Douglas County, Kansas, party of the second part:

WITNESSETH, That the said parties of the first part, in consideration of the sum of One Thousand and no/100 Dollars, in hand paid, the receipt whereof is hereby acknowledged, do hereby grant, bargain, sell and convey unto the said party of the second part, its successors and assigns, the following described real estate, situate in the County of Douglas and State of Kansas, to-wit:-

Lots numbered Twenty-one (21), Twenty-two (22), Thirty-nine (39) and Forty (40), and the North one-half of Lot Numbered Twenty-three (23) and The North one-half of Lot Numbered Thirty-eight (38), all in Addition Number Four (4), North Lawrence, in the City of Lawrence, Kans. Also Lot No. 10, in Addition No. Five (5), being in that part of the City of Lawrence, formerly known as North Lawrence, with all the appurtenances thereto.

TO HAVE AND TO HOLD, the same, with appurtenances, thereunto belonging or in anywise appertaining, including any right of homestead and every contingent right or estate therein, unto the said party of the second part, its successors or assigns forever; and the said parties of the first part hereby covenant that at the delivery hereof they are lawfully seized of said premises and have good right to convey the same; that said premises are free and clear of all incumbrances; and that they will warrant and defend the same against the lawful claims of all persons whomsoever, PROVIDED, HOWEVER, That if the said parties of the first part, shall pay or cause to be paid to the said party of the second part, its successors or assigns the principal sum of One Thousand and no/100 Dollars, on the 13th day of April A.D. 1918, with interest thereon at the rate of six per cent per annum, payable semi-annually on the 13th days of April and October in each year, together with interest at the rate of ten per cent per annum on any installment of interest which shall not have been paid when due, and on said principal sum after the same becomes due or payable, according to the tenor and effect of a certain promissory note, and ten coupon interest notes thereto attached bearing even date herewith, executed by said parties of the first part and payable to the party of the second part or its order at the office of said company, in Lawrence, Kansas, or such other place as the legal holder of the principal note may in writing designate, which note represents a just indebtedness and an actual loan from the party of the second part to the parties of the first part; and shall perform all and singular the covenants herein contained; then this mortgage to be void, and to be released at the expense of the said parties of the first part, otherwise to remain in full force and effect.

And the said parties of the first part do hereby covenant and agree to pay, or caused to be paid, the principal sum and interest above specified, in manner aforesaid, together with all costs and expenses of collection, if any there shall be, and any costs, incurred and paid by the said party of the second part, its successors or assigns, in maintaining the priority of this mortgage; that the said party of the second part may make any payments necessary to remove or extinguish any prior or outstanding title, lien or incumbrance on the premises hereby conveyed, and any sums so paid shall become a lien upon the above described real estate and be secured by this mortgage, and may be recovered with interest at ten per cent in any suit to foreclose this mortgage.

And the said parties of the first part, further covenant and agree to pay all taxes, general or special, which may be assessed upon said land, premises or property; also to abstain from the commission of waste on said premises, and keep the buildings in good repair and insured to the amount of \$_____ in insurance companies acceptable to the said party of the second part, its successors or assigns, and assign and deliver to it or them all policies of insurance on said buildings, and the renewals thereof; and, in the event of failure to do so, the said party of the second part, its successors or assigns, may pay such taxes and assessments, make such repairs, or effect such insurance, and the amounts paid therefor, with interest thereon from date of payment, at the rate of ten per cent per annum, shall be collectible with, as a part of, and in the same manner as the principal sum hereby secured.

And the said parties of the first part do further covenant and agree that in case

*The following is endorsed on the original instrument:
The 7th secured by this mortgage has been paid in full
and the mortgage is hereby released and cancelled its
8th day of May 1918. Farmers State Savings Bank
(Corporate Seal) Geo. L. Breckel Priest*

*May 21 1918
E. H. L. Taylor
Register of Deeds*

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