

this mortgage to be void, and to be released at the expense of the said party, ^{if 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 costs, charges, or attorney's fees incurred and paid by the said party of the second part, their successors, heirs or assigns, in maintaining the priority of this mortgage or in defending the title to the land hereby mortgaged, or the validity of this mortgage, when attacked by parties other than the mortgagor.

AND the said party of the first part do further covenant and agree until the debt hereby secured is fully satisfied, to pay all taxes and assessments levied under the laws of the State of Kansas, on said premises, or on this mortgage, or on the note or debt hereby secured, before any penalty for non-payment attaches thereto; also to abstain from the commission of waste on said premise, and keep the buildings thereon in good repair and insured to the amount of \$_____ in insurance companies acceptable to the said parties of the second part, their successors, heirs or assigns and deliver to them all policies of insurance on said buildings and the renewals thereof; and in case of failure to do so, the said parties of the second part, their successors, heirs or assigns, may pay such taxes and assessments, make such repairs, or effect such insurance; and the amounts paid therefor, with interest thereon, from the 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 party of the first part do further covenant and agree that in case of default in payment of any installment of interest or in the performance of any of the covenants or agreements herein contained, then, or at any time thereafter during the continuance of such default, the said parties of the second part, their successors, heirs or assigns, may without notice, declare the entire debt hereby secured, immediately due and payable, and there-upon, or in case of default in payment of said promissory note at maturity, the said parties of the second part, their successors, heirs or assigns shall be entitled to immediate possession of said premises, and may proceed to foreclose this mortgage; and in case of foreclosure, the judgement rendered shall provide that the whole of said premises be sold together and not in parcels.

IN WITNESS WHEREOF, the said parties of the first part have hereunto set their hands the day and year first above written.

In presence of
J. W. Thomas.

Louisa E. Hazen
William W. Hazen.

State of Kansas, Douglas County, SS.

BE IT REMEMBERED, That on this 17th day of April A. D. nineteen hundred and sixteen before me, the undersigned, a Notary Public in and for said County and State, came Louisa E. Hazen and William W. Hazen, her husband, who are personally known to me to be the identical persons described 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.

My commission expires Aug. 7-1919. (SEAL) Notary Public, Douglas County, Kansas.
Ethel Huff, Notary Public.

Recorded April 19th., A. D. 1916, at 10:20 o'clock A.M.

Floyd L. Lawrence
Register of Deeds,
Geo. B. McFadden
Deputy.

KNOW ALL MEN BY THESE PRESENTS, That John Korb and Louise Korb, his wife of the County of Douglas State of Kansas parties of the first part, in consideration of the sum of Thirteen Hundred Dollars, in hand paid by FIDELITY TRUST COMPANY of Kansas City, in the County of Jackson, State of Missouri, party of the second part, receipt of which is hereby acknowledged, do hereby Mortgage and Warrant unto the said FIDELITY TRUST COMPANY the following described real estate situated in the County of Douglas and State of Kansas, to-wit:

Southwest quarter (SW $\frac{1}{4}$) of the Southwest quarter (SW $\frac{1}{4}$) of the Northwest quarter (NW $\frac{1}{4}$) and the North half (N $\frac{1}{2}$) of Northwest quarter (NW $\frac{1}{4}$) of South West quarter (SW $\frac{1}{4}$) all in Section Nine (9) Township Thirteen (13) Range Twenty (20) East of the Sixth Principal Meridian, containing in all 30 acres, more or less, according to United States Government Survey.

TO HAVE AND TO HOLD THE SAME, with all the hereditaments and appurtenances there-to belonging, to the said second party and to its successors and assigns forever.

These Presents are made to secure the payment of one certain negotiable Bond or Promissory Note this day made, executed and delivered by said John Korb and Louise Korb to the said FIDELITY TRUST COMPANY for the sum of Thirteen Hundred Dollars; payable on the first day of April A.D. 1921, and bearing the rate of 5 $\frac{1}{2}$ per centum per annum from date, payable semi-annually and evidenced by ten Coupons attached thereto.

The said Bond and Coupons are payable at the office of FIDELITY TRUST COMPANY; Kansas City, Missouri, and each bears interest after maturity at the rate of ten per centum per annum.

The said first parties, however, reserve the right to pay One Hundred Dollars or any multiple thereof, upon said Bond or the full amount thereof, on the day any of said Coupons mature, provided thirty days' notice in writing is given to said second party or its assigns, that such payment will be made; and provided further, that in case such partial payments are so made, no sum less than One hundred Dollars of said Bond shall at any time remain unpaid the making of such partial payments operating to reduce the amount of the Coupons maturing thereafter proportionately to the amount said Bond is reduced.

It is herein agreed particularly as follows: The said first parties shall not

For recording see Book 57, Page 187