

And the said parties of the first part hereby further covenants 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 \$4000.00 in insurance companies acceptable to the said party of the second part, its successors or assigns, and to assign and deliver to it or them all policies of insurance on said buildings, and the renewals thereof; and in case 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 herefore, 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 parties 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 party of the second part, its successors or assigns, may, without notice, declare the entire debt hereby secured immediately due and payable, and thereupon or in case of default in payment of said promissory note at maturity, the said party of the second part, its successors or assigns, shall be entitled to the immediate possession of said premises, by receiver or otherwise, as it may elect, and to the subsequent rents and profits of said premises, which are hereby pledged to the legal holder hereof as additional and collateral security for the payment of all monies mentioned herein, and may proceed to foreclose this mortgage; and in case of foreclosure, the judgment 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,

Peter A. Saile
Nellie S. Saile

STATE OF KANSAS, }
County of Douglas } SS.

On this 17th day of October A. D. 1917, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Peter A. Saile and Nellie S. Saile, husband and wife to me known to be the same persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

In Witness Whereof, I have hereunto set my hand and affixed my official seal, on the day and year last above written.

Emma Christensen,
Notary Public.

(L.S.)

My commission expires March 30, 1921.
Recorded November 24, A. D. 1917.
At 10:35 o'clock A. M.

Estelle Norbeck
Register of Deeds

James Floral
Deputy.

MORTGAGE.

This Indenture, Made this 6th day of November A. D. 1917, between The Kansas Seventh-day Adventist Conference Association a corporation organized and existing under the laws of the State of Kansas, of the County of Sedgwick and State of Kansas party of the first part, and The Farmers State and Savings Bank, 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 Five Hundred Fifty and no/100 (\$550.00) 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:- All of Lot numbered Ninety-four (94) on New York Street, in the City of Lawrence, Douglas County, Kansas. Known as the Seventh Day Adventist Church.

TO HAVE AND TO HOLD the same, with the 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 covenants 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 of cause to be paid to the said party of the second part, its successors or assigns the principal sum of Five Hundred Fifty and no/100 Dollars on the 6th day of November A.D. 1920, with interest thereon at the rate of-----per cent per annum, payable semi-annually on the 6th days of May and November in each year, together with interest at the rate of ten per cent per annum on any installment of

The following is endorsed on the original instrument

Recorded - Jan. 28th. 1921