

Said party of the first part does hereby covenant and agree that, at the delivery hereof, the Sigma Alpha Epsilon Fraternal Association is the lawful owner of the premises above granted and seized of a good and indefeasible estate of inheritance therein, free and clear of all encumbrances, and that it will warrant and defend the same in the quiet and peaceable possession of said party of the second part, his heirs and assigns forever, against the lawful claims of all persons whomsoever.

In witness whereof, the Sigma Alpha Epsilon Fraternal Association, a corporation has caused these presents to be signed in its name, by its President, ~~attested by its President~~, attested by its Secretary, and its corporate seal to be hereunto affixed as and to evidence his acceptance of the trust hereby created said Berry McAlester has executed the same all as of the first day July, 1917.

SIGMA ALPHA EPSILON FRATERNAL ASSOCIATION,

By George H. Bunting,  
President.

(Cor. Seal)

Attest:

John B. Gage,  
Secretary.

Berry McAlester,

State of Kansas, )  
County of Douglas, ) ss.

On this 3rd day of August, 1918, before me appeared George H. Bunting, to me personally known, who being by me duly sworn, did say that he is the President of the Sigma Alpha Epsilon Fraternal Association of Lawrence, Kansas, a Corporation; that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors; and said George H. Bunting acknowledged said instrument to be the free act and deed of said corporation.

In witness whereof, I have hereunto set my hand and affixed my notarial seal at Lawrence, Kansas, on the day and year first above written.

A. F. Flinn,  
Notary Public, Douglas  
County Kansas.

My commission expires April 10, 1919, (L.S.)

State of Missouri, )  
County of Boone, ) ss.

On this 23rd day of August 1918, before me personally appeared Berry McAlester to me known to be the same person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

In testimony whereof, I have hereunto set my hand and affixed my official seal, at my office in said County, the day and year first above written.

My term of office as a Notary Public will expire August 17, 1922.

M. Robards Conley,  
Notary Public, Boone  
County Missouri.

Recorded March 28, 1919, (L.S.)  
At 10:55 o'clock A.M.

*Emile D. Thomas*  
Register of Deeds,  
*James A. B. B.*  
Deputy.

# MORTGAGE.

This mortgage, made and entered into as of the first day of July, 1918, by and between The Sigma Alpha Epsilon Fraternal Association, of Lawrence, Kansas, a corporation organized and existing by virtue of the laws of the State of Kansas (hereinafter called "Association") and having its principal office and place of business in the County of Douglas and State of Kansas, party of the first part, and Watkins National Bank of the County of Douglas, State of Kansas, party of the second part, Witnesseth:

That said party of the first part, for and in consideration of the sum of One Dollar to it in hand paid by said party of the second part, the receipt whereof is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell and convey unto the said party of the second part, and to his heirs and assigns forever, all of the following described tracts, pieces and parcels of land, lying, being and situated in the County of Douglas and State of Kansas, to-wit:

All of Lots One (1) and Twenty (20) and the North Fifty (50) feet of Lots Two (2) and Nineteen (19), all in University Heights, a subdivision of land in said County and State, as said lots are shown and designated upon the plat of said Subdivision, recorded in the office of the Recorder of Deeds of Douglas County, Kansas.

Subject, however, to the lien of a certain mortgage executed by party of the first part as of the first day of July, 1917, conveying the real estate hereinbefore described to Berry McAlester, of Boone County, Missouri, as security for certain obligations set forth in said mortgage.

TO HAVE AND TO HOLD, the same, with all and singular, the hereditaments and appurtenances thereto belonging, unto said party of the second part, and to his heirs and assigns forever: provided always, and this instrument is made, executed and delivered upon the following conditions, to-wit:

ATTEST  
*Don E. McAllister*  
Register of Deeds

*Watkins National Bank, Madee*  
*at Jackson, Mo.*  
In consideration of full payment of the within mortgage I hereby release the same this 1 day of Dec. 1921.