

As additional and collateral security for the payment of the note and indebtedness hereinbefore described, the said parties of the first part hereby assign to the said party of the second part all the profits, revenues, royalties, rights and benefits accruing or to accrue to them under all oil, gas or mineral leases on said premises. This assignment to terminate and become null and void upon the release of this mortgage.

In witness whereof the said party of the first part have hereunto set their hands the day and year first above written.

Arbel Brazil,  
J. E. Brazil,

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

Be it remembered, that on this 22nd day of December A.D. 1920, before me, the undersigned, a Notary Public in and for the County and State aforesaid, came Arbel Brazil and J. E. Brazil, her husband to me personally known to be the same persons who executed the foregoing instrument, and duly acknowledged the execution of the same.

In witness whereof, I have hereunto set my hand and affixed my official seal the day and year last above written.

C. E. Cory,  
Notary Public.

My commission expires Dec. 16, 1922.

(L.S.)

Recorded Dec. 23, 1920,  
At 2:00 o'clock P.M.

*Estlin Marchant*  
Register of Deeds,  
Ferne Flora  
Deputy.

#### MORTGAGE.

This Indenture made this 14th day of December A.D. 1920 by and between Roger E. Stanley and Kate L. Stanley, his wife of the County of Douglas and State of Kansas, party of the first part, and The Travelers Insurance Company a corporation organized and existing under the laws of the State of Connecticut, party of the second part:

Witnesseth, that the said party of the first part, in consideration of the sum of Two Thousand Five Hundred and no/100 Dollars, to them in hand paid, the receipt whereof is hereby acknowledged, do by these presents grant, bargain, sell, convey and confirm unto the said party of the second part, its successors and assigns, all of the following described real estate, situate in the County of Douglas and State of Kansas, to wit:

The south half of the south west quarter of Section thirty four (34) Township Thirteen (13) Range Twenty One (21) East of the sixth Principal Meridian and containing Eighty (80) Acres, more or less

To have and to hold the same, with all and singular the hereditaments and appurtenances thereunto belonging or in anywise appertaining, and all rights of homestead exemption and every contingent right or estate therein, unto the said party of the second part, its successors and assigns, forever; the intention being to convey an absolute title in fee to said premises. And the said party of the first part do hereby covenant and agree that at the delivery hereof, they are the lawful owner of the premises above granted, and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances, and that they will warrant and defend the same in the quiet and peaceable possession of the said party of the second part, its successors and assigns, forever, against the lawful claims of all persons whomsoever.

Provided, However, that if the said party 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 (\$2500.00) Two Thousand Five Hundred and no/100 Dollars, with interest thereon from December 25th 1920 at the rate of six and one half (6½) per cent. per annum, payable on the first day of July and January in each year, together with interest at the rate of ten per cent. per annum on any instalment 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 promissory note, bearing even date herewith, executed by the said party of the first part and payable to the order of the said The Travelers Insurance Company, at its office in Hartford, Connecticut, and shall perform all and singular the covenants herein contained, then this mortgage to be void, otherwise to remain in full force and effect.

And the said party of the first part do hereby covenant and agree to pay, or cause to be paid, the principal sum and interest above specified, in manner aforesaid, together with all costs, expenses, and charges, other than attorney's fees, incurred and paid by the said party of the second part, its successors or assigns, in collecting the amount due hereunder, or in maintaining the priority of this mortgage; and the said party of the second part, or its assigns, shall, at its or their option be entitled to be subrogated to any lien, claim or demand, paid or discharged with the money loaned and advanced by the party of the second part and secured by this mortgage.

And the said party of the first part do further covenant and agree until the debt hereby secured is fully satisfied to pay all legal 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, or on the lien created by this instrument, before any penalty for non-payment attaches hereto; to abstain from the commission of waste on said premises; to keep the buildings thereon 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 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 therefor with interest thereon, from the date of payment, at the rate of ten per cent. per annum, shall be collectible with, as part of, and in the same manner as, the principal sum hereby secured.

*The following is certified to be a true and correct copy of the original of the mortgage as recorded in the office of the Register of Deeds of the County of Douglas, State of Kansas, on the 23rd day of December, 1920, at 2:00 o'clock P.M.*

*Estlin Marchant*  
Register of Deeds,  
Ferne Flora  
Deputy.

Recorded Dec. 23, 1920

*The following is certified to be a true and correct copy of the original of the mortgage as recorded in the office of the Register of Deeds of the County of Douglas, State of Kansas, on the 23rd day of December, 1920, at 2:00 o'clock P.M.*