

The following is endorsed on the original instrument.  
The Mutual Benefit Life Insurance Company, the original insured, does hereby warrant and defend the title shown by the mortgage to the premises hereinafter described, and the same shall remain free and clear of all incumbrances, and the said party shall defend the same against the lawful claims of all persons whomsoever.  
The Mutual Benefit Life Insurance Company  
By Special Agent, Chas. W. ...

Received -  
Jewel East - 1923  
Estate of Pauline Olson  
Notary Public

said premises a binding receipt for any payments made under the terms of said lease or leases and to demand, sue for and recover any such payments when due and delinquent; this assignment to terminate and become null and void upon release of this mortgage.

To have and to hold the same, with the appurtenances thereto 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 and assigns forever; the intention being to convey an absolute title in fee to said premises.

And the said party of the first part hereby covenant that 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 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 (\$5000.00) Five Thousand Dollars, on the first day of January A.D. 1927, with interest thereon at the rate of six per cent. per annum, payable on the first day of January and July 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 promissory note, bearing even date herewith, executed by the said party of the first part and payable at the office of The Mutual Benefit Life Insurance Company, in Newark, New Jersey; and shall perform all and singular the covenants herein contained; then this mortgage to be void, and to be released at the expense of said party of the first part, 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 and expenses of collection, if any there shall be, and any costs, charges or attorney's fees incurred and paid by the said party of the second part, its successors or assigns, in maintaining the legality and priority of 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 the lien created by this instrument, before any penalty for non-payment attaches thereto; also to abstain from the commission of waste on said premises, and 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.

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 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 immediate possession of said premises, 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 party of the first part have hereunto set their hands the day and year first above written.

State of Missouri, )  
County of Jackson, ) ss.  
Harold Olson,  
Pauline Olson,

On this 15th day of December, 1921, before me, P. E. Cole, a Notary Public for and within the above named county & state personally appeared Harold Olson to me known to be the person named in & who executed the foregoing instrument and acknowledged that he executed the same as his voluntary act & deed.

Commission expires Sept 15, 1923. (L.S.) Notary Public.

State of Kansas, Franklin County, ss.  
Be it remembered, that on this 20th day of Dec. A.D. 1921, before me, the undersigned a Notary Public in and for the County and State aforesaid, came Pauline Olson, wife of Harold Olson, who is personally known to me to be the same person who executed the within instrument of writing, and such person has duly acknowledged the execution of the same.

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

Term expires 1-17-1922. (L.S.) Notary Public.

Recorded Dec. 21, 1921,  
At 10:30 o'clock A.M.

Estelle Norchrup  
Register of Deeds,  
James H. ...  
Deputy.