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STATE OF KANSAS, BE IT REMEMBERE teen hundred and _twonty-	D. That on this 18th day	y ofJune A. D. N y Public in and for said County and State, ca
	William-N.Sanford,-an-unmarried	-man, who
personally known to me to h acknowledged the execution forth.	of the same to be his voluntary	ho executed the foregoing mortgage deed, and a act and deed, for the uses and purposes thereir ereunto subscribed my name and affixed my off rritten.
	E.B.Ar	broseNotary Publ
	an brancaster production and	county,Kensas
L.S.	(My Commission expires Nov.	<u>. 8th 19-28-</u>)
	RELEASE	and the second
01' 22,88 THE AMOUNT SEC day of	RELEASE URED by this Mortgage has been paid in full,	and the same is hereby canceled, this
Oπ' 20.88 THE AMOUNT SEC 0 - 0	RELEASE URED by this Mortgage has been paid in full, 1920. National C31. Free	and the second

Said part Yof the first part hereby agreen and coverant g as follows: FIRST. To pay all taxes and assessments levied upon said premises when the same are due, and insurance premisums for the amount of in-ments and manufact specified, and all interest coupons, and if not so paid the said party of the second part, or the legal holder or holders of this were berefined and interest coupons, and if not so paid the said party of the second part, or the legal holder or holders of this ments and insurance premiums, and if suit shall be filed for the foreloaure of this morizage, may have the abstract of tile cotended from the mate and insurance premiums, and if suit shall be filed for the foreloaure suit, at the express of the first party or parties and the second party may have of record of this morizage to the date of filing such foreleaure suit, at the express of the first party or parties and the second party may manuals so paid shall be all into on the premises aforesaid, and be secured by this morizage, and holder or holders of this morizage debt hereby secured, with interest thereon at the arts of the part centum per annum. But whether the legal holder or holders of this morizage debt hereby secured, with interest thereon at the arts of the preclosure the judgment shall provide that the evole of said premises be soid to distered y cause this morizage to be foreclosed, and in case of foreclosure the judgment shall provide that the whole of said premises be soid to distered and in in parcels. SECOND. To keep all buildings, fences and other improvements upon said uremises in as good remise and exceed the same term.

SECOND. To keep all buildings, fences and other improvements upon said premises in as good repair and condition as the same are in at this date, and abstain from the commission of waste on said premises until the note hereby secured is fully paid.

THIRD. To procure and maintain policies of insurance on the buildings erected and to be erected upon the above-described premises in some responsible insurance company, to the satisfaction of the legal holder or holders of this mortgage to the amount of

William N.Sanford

\$1,200.00-

Dollars information, to which policies shall be attached mortgrife clauses satisfactory to second party; and it is further agreed that every such policy of in-tornado, to which policies shall be attached mortgrife clauses satisfactory to second party; and it is further agreed that every such policy of in-surance shall be held by the party of the second part, or the legal holder or holders of said note, as collateral or additional security for the pay-surance shall be held by the party of the second part, or the legal holder or holders of said note, are ceived, to the payment of the said note or money shich may at any time become payable, and receivable thereon, and apply the same when received, or new buildings erected on the notes, less the costs and expenses incurred in collecting said harmance; or may elder to have buildings repaired, or new buildings erected on the adoressid mottragged premises. Said party of the second part, or the legal holder or holders of said note, are mentioned. of the first part, and require the collection of the same, and payment made of the proceeds as last abave mentioned.

or use nest part, and require the collection of the same, and payment made of the proceeds as last above mentioned. FOURTH. That if default occur in the performance of any covenant or condition contained in this morizage or in the note or coupons se-cured hereby, the whole sum of money hereby secured shall at the option of the legal holder or holders hereof become due and payable at once, without notice, and shall bear interest at the rate of ten per could be semi-annually from date of first default, and no failure, without notice, and shall bear interest at the rate of ten per could be deat the metally of the debt hereby secured shall be deemed a waiver of right to on the part of the second party to exercise any option to declare the maturity of the debt hereby secured shall be deemed a waiver of right to exercise such option at any other time as to past, present or fature default heremater. FIFTH. To avail traves and assessments company neural exercising only the Federal foreme Tere which terest.

exercise such option at any other time as to past, present or future default hereunder. FIFIH. To pay all taxes and assessments, general or special, excepting only the Federal Income Tax, which may be assessed in the State of Kansas upon the said had, premises or property, or upon the interst of the party of the second part, therein, and while this mortgage is of kansas upon the said had, premises or property, or upon the interst of the party of the second part, therein, and while this mortgage or hereafter to be enacted, imposing payment of the whole or any part thereof, upon the party of the second part, and that upon violation of this interstate of the passage by the State of Kansas of a law imposing payment of the whole or any portion of any of the taxes aforesaid upon undertaking or the passage by the State of Kansas of a law imposing payment of the whole or any portion of any of the taxes aforesaid upon the first part, as herein provided, to pay any taxes or assessments is legally inoperative, then, and in any such event, the debit hereby secured, without deduction, shall, at the option of the party of the second part, become immediately due and collectible, nowithstanding anything con-tained in this mortgage or any law hereafter enacted. SIXTH. That all the covenants and agreements of the part y of the first nart herein contained shall creat to the taxes of the second of the part y of the first part. The second part, become immediately due and collectible, nowithstanding anything con-tained in this mortgage or any law hereafter enacted.

SIXTH. That all the covenants and agreements of the part **y** of the first part herein contained shall extend to and bind **his** being exceutors, administrators, successors and assigns, and shall inure to the benefit of the party of the second part, its successors and

assigns. SEVENTH. That in case of default of any of the covenants or agreements herein contained, or in the note or notes secured hereby, the rents and profits of the said premises are pledged to the party of the second part as additional and collateral security for the payment of an the indebtefores secured hereby, and the said party of the second part is entitled to the possession of said property, by a receiver or otherwise, the indebtefores secured hereby, and the said party of the second part is entitled to the possession of said property, by a receiver or otherwise, sait may elect. As additional and collateral security of the second part all the profits, revenue, royalties, rights and benefits accruing or to accrue of the first parts of the second part all the profits, revenue, royalties, rights and benefits accruing or to accrue to harm under all oil, gas or mineral leases on said premises. This assignment to terminate and become null and void upon the release of this mortizage or assigns.

And the said part y of the first part, for said consideration do es hereby expressly waive all benefit of the exemption laws of the state in which the property is located.

In testimony whereof the said part y of the first part ha g hereunto subscribed his name mentioned.