## MORTGAGE RÉCORD 67

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Unior. Central Life Ins. Co.

successors and

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by reason of parties of the full force. effected and the or attorney's d part; its suc-due and collect iums and charges assessment the-all such payments um shall be

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1 rights and ating to the

their hands the

rsigned C.E. Cor fied, personally the same persons d severally

seal the day

State of Kansas, Douglas 60. ss This instrument was filed for rec-ord Nov. 13 1925, At 4:50 P.M. Register of Deeds.

This Indenture, made and executed this 15th day of June 1925 by Frank P. Kiser Unmarried of Douglas County, Kansas and Samuel A. Kiser and Mae Kiser his wife of Multhomal. County, Oregon part-ies of the first part and The Union Central Life Insurance Company, of Cinneinnati Ohio, party of the

iss of the first part and the ontoin contrar first mentance company, of cinneinnath onio, party of the second part: Witnesseth, That the said parties of the first part for and in consideration of the sum of Two Thousand (\$2000.00) Dollars paid by the said party of the second part the receipt of which is hereby acknowledged mortgage and warrant unto the said party of the second part its successors or as hereby achieved and the certain tract or parcel of real estate situated in Douglas County, Kansas described nd part its successors or ass

Third: To keep, at the option of the said party of the second part, the buildings on said insured premises; in some fire insurance company, approved by the said party of the second part, for the insurance able value thereof, with the usual form of assignment of the said party of the second part attached, making said insurance payable in case of loss to said party of the second part or assigns, and deliver the policy and renewal receipts to said party of the second part. In case of failure to keep said buildings so insured, and to deliver the policy or renewal receipts as agreed, the holder of this more trace may effect such insurance and the amount so paid with interest at ten per cent. per annun, shall be secured by this mortrage.

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be secured by this mortgage. Fourth: In case taxes, assessments, liens and insurance promiums are paid as herein provided by the party of the second part, the amount so paid may be collected from the party of the first part on demand, togother with interest at ten per cent. Per annum from date of payment. Fifth:- If the maker or makers of said notes shall fail to pay any of said notes, when the same become due; or any notes given in renewal of the notes herein; or any notes given as evidence of interest on any extension of the time of payment of the dout herein; created when the same shall be due; or there is failure to conform to or comply with any of the foregoing covenants or agreements; the whole sum of money herein secured all thereupon become due and payable at the option of the said party of the secured here by shall be ten per cent. per annum after maturity by default, or otherwise, until maid. paid.

When the indebtedness secured hereby has been fully paid and the foregoing covenants and conditions have been keptond performed, this conveyance shall be void, and shall be released by the said party of the second part at the cost and expanse of the said party of the first part, In case of failure of the said party of the second part to release this mortgage, all claim for statutory penal-ty or damages is hereby waived, otherwise to remain in full force and offset.

IN TESTIMONY WHEREOF, The said parties of the first part have berounto set their hands the day and year first above written.

Frank P. Kiser (Seal) Samuel A. Kiser Mae Kiser (Seal) (Seal)

STATE OF KANSAS } ss. Shawnee County

My commission expires January C, 1929.

EE IT REMEMBERED, That on this 19th day of June, 1925, before the undersigned, a Notary Public in and for said County, appeared Frank P. Kier, Unmarried, who is to me personally known to be the identical person who executed the foregoing mortgage deed, and duly acknowledged the execution of the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my officinal seal the day and year last above written.

J.B. Makins Notary Public Shawnee County, Kansas.



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