

SAML. COOKS NORTH STATIONERY CO. KANSAS CITY MO 64114

State of Kansas  
Douglas County SS.

Be it remembered, That on this 26 day of January 1926 before me the undersigned, a Notary Public in and for said county appeared Frank Pardee and Alice M. Pardee, husband and wife who are to me personally known to be the identical persons who executed the foregoing deed 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,

LS  
My Commission expires January 22nd, 1929

Wm. LaCross  
Notary Public  
Douglas County, Kansas

From  
Alonzo George Wilson et al  
To  
Union Cent. Life Ins. Co.

MORTGAGE

State of Kansas, Douglas County, ss  
This instrument was filed for record  
Jan. 27, 1926, At 2:45 P.M.

*Doa W. Williams*  
Register of Deeds.

This Indenture, made and executed this twenty second day of January 1926 by Alonzo George Wilson and Letha D. Wilson husband and wife of Douglas County, Kansas parties of the first part, and The Union Central Life Insurance Company of Cincinnati Ohio party of the second part: Witnesseth, That the said parties of the first part for and in consideration of the sum of Eight Thousand (\$8000.00) 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 and assigns forever, the certain tract or parcel of real estate situate in Douglas County, Kansas described as follows, to-wit:

Lots numbered one hundred and sixty one (161) and one hundred and sixty three (163) on Connecticut street in the City of Lawrence, Kansas.  
To secure the payment of a debt evidenced by certain promissory notes of even date herewith signed by Alonzo George Wilson and Letha D. Wilson party of the first part and payable to the said party of the second part at its Home Office in Cincinnati, Ohio more fully described as follows: Being a series of Eleven notes in consecutive amounts of \$14.00; \$180.00; \$473.00; \$466.00; \$459.00; \$452.00; \$445.00; \$438.00; \$431.00; \$424.00; \$6,417.00; the first note being payable on February 1, 1926 and one of the remaining notes being payable on each August first and February first thereafter, with interest after maturity until paid at the rate therein specified.

The said parties of the first part hereby covenant and agree with the said party of the second part, its successors and assigns as follows:

First, To pay all taxes assessments and charges of every character which are now or which hereafter may become liens on said real estate when due. To pay all taxes assessed in Kansas against said party of the second part, or its assigns, on this mortgage or the notes or debt secured hereby, before the same become delinquent, provided the amount of such latter taxes together with the interest on the loan secured hereby does not exceed the maximum permitted by law to be paid, but if it does the excess is to be paid by the said party of the second part, If said party of the first part does not pay the taxes, charges liens, or assessments herein covenanted to be paid, the holder of this mortgage may pay them and be entitled to interest on the same at the rate of ten per cent per annum, and this mortgage shall stand as security for the amount so paid with interest.

Second, To keep said real estate and all buildings and other improvements thereon in as good condition and repair as of this date and to commit or permit no waste.

Third, To keep at the option and to the satisfaction of the said party of the second part the buildings now or hereafter erected on said real estate insured and to deliver the policies and renewals thereof to said party of the second part. In case of failure to keep said buildings so insured, and to deliver the policies and renewals thereof as agreed, the holder of this mortgage may effect such insurance and the amount so paid with interest at ten per cent per annum shall be secured by this mortgage.

Fourth, In case taxes, assessments, charges, liens and insurance premiums 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, together 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, 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 debt herein secured when same shall be due, or there is a failure to conform to or comply with any of the foregoing covenants and agreements, the whole sum of money herein secured shall thereupon become due and payable at the option of the said party of the second part without notice, and this mortgage may be foreclosed. Interest on the debt secured hereby shall be ten per cent per annum after maturity by default, or otherwise until paid.

When the indebtedness secured hereby has been fully paid and the foregoing covenants and conditions have been kept and performed this conveyance shall be void, and shall be released by the said party of the second part at the cost and expense 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 penalty or damages is hereby waived, otherwise to remain in full force and effect.

In Testimony Whereof, The said parties of the first part have hereunto set their hands the day and year first above written.

Alonzo George Wilson  
Letha D. Wilson

State of Kansas  
County, SS

Be it remembered, That on this 26 day of January 1926 before the undersigned a Notary Public in and for said county appeared Alonzo George Wilson and Letha D. Wilson, husband and wife who are to me personally known to be the identical persons who executed the foregoing mortgage deed, and they 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.

LS  
My Commission expires January 22nd, 1929

Wm LaCross  
Notary Public  
Douglas County, Kansas

1415  
20 00

Recorded Jan. 27, 1926  
1081

The following is certified on the original instrument:  
This mortgage was duly recorded in the office of the Register of Deeds of Douglas County, Kansas, on the 27th day of January, 1926, at 2:45 P.M.  
Doa W. Williams  
Register of Deeds.