

# MORTGAGE RECORD 74

Reg. No. 3545  
Fee Paid, \$ 8.75

FROM  
Kappa Kappa Gamma House  
TO  
Merchants L. & Sav. Bank

STATE OF KANSAS, DOUGLAS COUNTY, ss.  
This instrument was filed for record on the 2 day of July A. D. 19 28, at 9:45 A. M.  
Gsa E. Wellman  
Register of Deeds.  
By Deputy.

THIS INDENTURE, Made this first day of July, in the year of our Lord, one thousand nine hundred and twenty eight between  
The Kappa Kappa Gamma House Association a corporation  
of Lawrence in the County of Douglas and State of Kansas  
part y of the first part, and The Merchants Loan & Savings Bank  
Lawrence, Kansas part y of the second part.

WITNESSETH, That the said party of the first part, in consideration of the sum of  
Thirty five hundred and no/100 (\$3500.00) DOLLARS, to it duly paid, the receipt of which is hereby acknowledged, has sold, and by this indenture do Grant, Bargain, Sell and Mortgage to the said party of the second part, the following described real estate situated and being in the County of Douglas and State of Kansas, to-wit:

Lot number One Hundred forty eight (148) on Tennessee Street in the City of Lawrence

with the appurtenances and all the estate, title and interest of the said party of the first part therein.  
And the said party of the first part do hereby covenant and agree that at the delivery hereof it is the lawful owner of the premises above granted, and subject of a good and indefeasible estate of inheritance therein, free and clear of all incumbrance  
and that they will warrant and defend the same against all parties making lawful claim therein.  
It is agreed between the parties hereto that the party of the first part shall at all times during the life of this indenture, pay all taxes or assessments that may be levied or assessed against said real estate when the same become due and payable, and that it will keep the buildings upon said real estate insured against fire and tornado in such sum and by such insurance company as shall be specified and directed by the party of the second part, the loss, if any, made payable to the party of the second part to the extent of its interest. And in the event that said party of the first part shall fail to pay such taxes when the same become due and payable and to keep said premises insured as herein provided, then the party of the second part may pay said taxes and insurance, or either, and the amount so paid shall become a part of the indebtedness secured by this indenture, and shall bear interest at the rate of 10% from the date of payment until fully repaid.  
THIS GRANT is intended to secure the payment of the sum of  
Thirty five hundred and no/100 DOLLARS  
according to the terms of one certain written obligation for the payment of said sum of money, executed on the first day of July 19 28 and by its terms made payable to the party of the second part, with all interest accruing thereon according to the terms of said obligation and also to secure any sum or sums of money advanced by the said party of the second part to pay for any insurance or to discharge any taxes with interest thereon as herein provided, in the event that said party of the first part shall fail to pay the same as provided in this indenture.  
And this conveyance shall be void if such payment be made as herein specified, and the obligation contained therein fully discharged. If default be made in such payments or any part thereof or any obligation created thereby, or interest thereon, or if the taxes on said real estate are not paid when the same become due and payable, or if the mortgage is not kept up as provided herein, or if the buildings on said real estate are not kept in as good repair as they are now, or if waste is committed on said premises, then this conveyance shall become absolute, and the whole sum remaining unpaid, and all of the obligations provided for in said written obligation, for the security of which this indenture is given, shall immediately mature and become due and payable at the option of the holder hereof, without notice, and it shall be lawful for the said party of the second part to cause the rents and benefits accruing therefrom; and to sell the premises hereby granted, or any part thereof, in the manner prescribed by law and out of all moneys arising from such sale to retain the amount then unpaid of principal and interest, together with the costs and charges incident thereto, and the surplus, if any there be, shall be paid by the party of the second part to the party of the first part.  
It is agreed by the parties hereto that the terms and provisions of this indenture and each and every obligation therein contained, and all benefits accruing therefrom shall extend and run to and be obligatory upon the heirs, executors, administrators, personal representatives, assigns and successors of the respective parties hereto.  
IN WITNESS WHEREOF, The party of the first part has hereunto set its hand and seal the day and year last above written.

The Kappa Kappa Gamma House Association (SEAL)  
By: Mrs R.C. Jackman President (SEAL)  
Cora E. Melvin Treasurer (SEAL)  
Anida Stanton Secretary (SEAL)

STATE OF Kansas } ss.  
COUNTY OF Douglas }  
BE IT REMEMBERED, That on this 2nd day of July A. D. 19 28, before me, a Notary Public in the aforesaid County and State, came Mrs R.C. Jackman, pres. Cora E. Melvin, Treas. and Anida Stanton, secy. of The Kappa Kappa Gamma House Association, a corporation to me personally known to be the same person as who executed the foregoing instrument and duly acknowledged the execution of the same.  
IN WITNESS WHEREOF, I have hereunto subscribed my name, and affixed my official seal on the day and year last above written.  
IS My commission expires on the 20th day of April 19 29  
A.F. McClennahan  
Notary Public

RELEASE  
I, the undersigned owner of the within mortgage, do hereby acknowledge the full payment of the debt secured thereby, and authorize the Register of Deeds to enter the discharge of this mortgage of record. Dated this 10th day of February 19 41  
The First Savings Bank Lawrence, Kansas  
By F.C. Wipple, Cashier  
(Corp. Seal)  
Mortgage Owner  
This Release was written by the original mortgagee entered on this 10th day of February 19 41  
By F.C. Wipple