

MORTGAGE RECORD No. 79

The purchasers hereby agree to pay all taxes which may be levied upon the real estate involved herein commencing with the taxes to be due November 1, 1936, promptly and without, at any time, becoming delinquent.

The purchasers further agree to maintain insurance upon the improvements on the premises herein involved against loss by fire or windstorm to the full insurable value thereof, any loss under such insurance to be first payable to the Church to the extent of the balance due to it on this contract.

The purchasers further agree to keep the improvements on the real estate herein involved in a good state of repair until the full consideration provided for herein shall have been fully paid.

It is mutually agreed that time is of the essence of this contract in the making of all payments and in the performing of all other things agreed to be performed by either of the parties hereunder; and the purchasers agree that, should they fail to make the payments herein provided or should they otherwise fail to perform the covenants which they, by the terms hereof, agree to perform, the Church may, at its election, cancel this contract, may retain all payments theretofore made hereunder, as rent on the premises involved herein while occupied by the purchasers and, in case of such default and forfeiture, the purchasers agree that they will immediately, on demand, give up the possession of the above described real estate and forfeit all their rights in and to the same by reason of this contract.

It is agreed that one copy of this contract, together with the abstract of title, shall be placed with the deed above mentioned with the duly elected secretary of the Church and said official, whoever he may be, is hereby authorized and empowered to receive all payments due hereunder and to deliver the deed an abstract to the purchasers as soon as they shall have made all the payments due hereunder. And is further authorized that, should the purchasers fail to make the payments as herein provided and otherwise perform the covenants, to return said deed, abstract and aforesaid copy of this contract to the Church on demand.

EXECUTED IN TRIPLICATE at Lawrence, Kansas, this 29th day of May, 1936.

THE SOCIETY OF THE FIRST METHODIST EPISCOPAL CHURCH OF LAWRENCE, KANSAS, INCORPORATED

By V. K. BRUNER

Attest: Presiding Member of said Corporation

P. W. Hosford
Secretary

John E. Hankins

Church has no seal.

Nellie P. Hankins

STATE OF KANSAS)
DOUGLAS COUNTY) SS:

BE IT REMEMBERED, That on this 29 day of May, 1936, before me, the undersigned, a Notary Public in and for said County and State, came V.K. Bruner, Presiding Member of The Society of the First Methodist Episcopal Church of Lawrence, Kansas, a corporation duly organized, incorporated and existing under and by virtue of the laws of the State of Kansas, and P.W. Hosford, Secretary of said corporation, who are personally known to me to be such officers, and who are personally known to me to be the persons who executed, as such officers, the within instrument of writing on behalf of such corporation, and such persons duly acknowledged the execution of the same to be the act and deed of said corporation.

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

(Seal)

W. A. Schaal
Notary Public

My commission Expires April 25, 1939.

Recorded June 9, 1936, 8:05 A. M.

Harold A. Beck Register of Deeds.

Receiving No. 2483.

SATISFACTION OF MORTGAGE

Phi Beta Pi Fraternity,
Alpha Iota Chapter,
Mortgagor,
To
Opal A. Hutt,
Mortgagee

) Dated July 1, 1929
) Amount \$47,091.15
)
) Recorded on page 561, Book 75 of
) Mortgage Records in Douglas County,
) Kansas,

on property described as follows, to-wit:

All the following described real estate situated in the City of Lawrence, County of Douglas, State of Kansas, to-wit: