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And this mortgage shall be void if such payments be made as herein provided, and all other obligations herein fully discharged. If default be made in any payment or any part thereof or any obligation created hereby, or if the taxes on said real estate are not paid when due and payable, or if the insurance is not kept in good repair as they are due, or if waste is committed on said premises, then this mortgage 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 shall be lawful for the holder of the second part or assigns to take possession of the said premises and all the improvements thereon in the manner provided by law and to have a receiver appointed to collect the rents and benefits accruing therefrom; and to sell the premises hereby granted, or any part thereof, in the manner prescribed by law and 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 overplus, if any there be, shall be paid by the parties making such sale, on demand, to the first party.

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 inure to, and be obligatory upon the heirs, executors, administrators, personal representatives, assigns and successors of the respective parties hereto.

IN WITNESS WHEREOF, the said party of the first part has hereunto caused this mortgage to be signed on its behalf by its President, who is duly authorized so to do, and to be attested by its Secretary, and has caused its common seal to be hereunto affixed, the day and year last above written.

THE KANSAS BELTA CHAPTER  
a Corporation

Charles M. Carroll  
President

Attest: Paul H. French  
Secretary

STATE OF KANSAS, DOUGLAS COUNTY, SS.

BE IT REMEMBERED, that on this 15<sup>th</sup> day of January, 1947, before me, the undersigned, a Notary Public in and for said County and State, came Charles M. Carroll, President of The Kansa Beta Chapter House Association, a corporation duly organized, incorporated and existing under and by virtue of the laws of Kansas, and Paul H. French, 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 and 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 true and lawful act and deed of the said corporation.

And I, the undersigned, do hereby certify that the foregoing is a true and correct copy of the original of the within instrument, as the same appears from the records of my office, the day and year last above written.

Paul H. French  
Notary Public

My Commission Expires April 17, 1947

Notary Public, Kansas, at 10:45 A.M.

Notary Public, Kansas, at 10:45 A.M.

Notary Public Register of Deeds