

43846 BOOK 100

REAL ESTATE MORTGAGE

THIS MORTGAGE, made this 4 day of June, 1951,
between The Medical Arts Building, Inc., a Kansas Corporation, here-
inafter called the corporation, first party; and The Central National
Bank and Trust Company of Topeka, Kansas, a banking corporation,
hereinafter called the bank, of the second party:

WITNESSETH:

That the said corporation, for and in consideration of the
sum of \$75,000.00 to be advanced to said corporation by the bank
upon demand of said corporation, has granted, obtained, sold and con-
veyed, and by these presents does grant, bargain, sell and convey unto
the said bank, its successors and assigns, all of the following des-
cribed tract of real estate located in the city of Lawrence, Douglas
County, Kansas:

South half of Lot 86 less the East 25 feet thereof,
all of Lot 88 and all of Lot 90 less the east 25
feet of said lots, and all of Lots 47 and 49, all in
Block 21 in that part of the City of Lawrence, known
as West Lawrence, in Douglas County, Kansas,

to have and to hold the same, with all and singular the tenements,
hereditaments and appurtenances thereunto belonging, unto the said
bank, its successors and assigns, forever.

Provided, always, and those presents are upon this express
condition, that the said corporation shall pay to the bank, its
successors or assigns, all such sums as now are or shall from time to
time hereafter become owing to them on the balance of its note or notes
with them, but if all such sums due hereunder are paid within one year
from the date of this mortgage, then these presents shall be void, other-
wise in full force and effect. It being understood and agreed that said
corporation will borrow from time to time within a year from this date,
on its promissory note or notes, sums of money up to a total sum of
\$75,000.00. But if said sums of money, or any part thereof, or any in-
terest thereon, be not paid within one year from the date of this mortgage,
then, in that case, the whole of said several sums and interest shall, by
virtue of this mortgage, immediately become due and payable; or if the
taxes and assessments of every nature which are or may be assessed or
levied against said lands or appurtenances, or any part thereof, are