

The principal sum and the interest thereon are secured by a certain mortgage of even date herewith on real estate located in the State of Kansas and this note shall be construed in accordance with the laws of the State of Kansas. All installments payments as above provided shall draw interest at the rate of ten (10) per cent per annum after default in the payment thereof. If default is made in the payment of any such installment payments when the same become due and payable according to the terms hereof, or in the performance of any of the conditions of said deed of trust, then all remaining unpaid principal and interest shall, at the option of the holder of this note, become due and payable without notice to the maker hereof. An extension of time of payment of any one or more of such installments shall not constitute a waiver of the holder's right to declare the entire amount due in case of subsequent default.

The makers, endorsers and guarantors, severally waive presentment, protest, and demand, notice of protest, demand and of dishonor and non-payment of this note, and expressly agree that this note, or any payment thereunder, may be extended from time to time without in any way affecting their liability hereunder.

The makers shall have the right to make additional payments on the principal, on any interest payment date, in the amount of One Hundred Dollars (\$100.00) or a multiple thereof.



ZETA THETA TAU HOUSE, CORPORATION

By Louis G. Feil President

Louis G. Feil
s/ Louis G. Feil
Treasurer

Now, If the said Zeta Theta Tau House, Corporation

shall well and truly pay, or cause to be paid, the sum of money in said note mentioned, with the interest thereon, according

to the tenor and effect of said note, then these presents shall be null and void. But if said sum of money, or either of them, or any part thereof, or any interest thereon, be not paid when the same become due, then, and in that case, the whole of said sum and interest shall, at the option of said party of the second part, 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 against said land and appurtenances, or either of them, or any part thereof, are not paid at the time when the same are by law made due and payable, then in like manner the said note, and the whole of said sum, shall immediately become due and payable; and said taxes and assessments of every nature so paid shall be an additional lien against said mortgaged premises secured by this mortgage; and in the event it becomes necessary to foreclose this mortgage the costs and expenses of an abstract incident to said foreclosure shall be an additional charge against said mortgaged premises secured by this mortgage; and upon foreclosure of this Mortgage, or in case of default in any of the payments herein provided for, the part Y of the second part of the second part, its successors, and assigns, shall be entitled to a judgment for the sum due upon said note, and the additional sums paid by virtue of this Mortgage, with interest on said additional sums so paid at the rate of ten per cent per annum from the date of payment of said sums, and costs, and a decree for the sale of said premises in first parties successors and assigns, and all persons claiming under it. And the said party of the first part shall and will at its own expense from the date of the execution of this Mortgage until said note and interest, and all liens and charges by virtue hereof are fully paid off and discharged, keep the building erected and to be erected on said lands, insured in some responsible insurance company duly authorized to do business in the State of Kansas, to the amount of Eight Thousand and no/100 Dollars, for the benefit of said party of the second part; and in default thereof said party of the second part may effect said insurance in its own name, and the premium or premiums, costs, charges and expenses for effecting the same shall be an additional lien on said mortgaged property, and may be enforced and collected in the same manner as the principal debt hereby secured. 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 seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances, and that it will Warrant and Defend the same in the quiet and peaceable possession of said party of the second part, its successors and assigns forever, against the lawful claims of all persons whomsoever.

In WITNESS WHEREOF, The said party of the first part has hereunto set its hand the day and year first above written.

Executed and delivered in presence of

By Frank Vinn Secretary

ZETA THETA TAU HOUSE, CORPORATION

By Louis G. Feil President

By Louis G. Feil Treasurer

Satisfaction of Mortgage

The Riverview State Bank, Kansas City, Kansas the mortgage within named, do hereby certify that the within mortgage is fully paid, satisfied, and discharged, and authorize the Register of Deeds of Douglas County, Kansas, to discharge the same of record.

Dated at Kansas City, Kansas Mar. 30, 1966.

THE RIVERVIEW STATE BANK

By: John J. Lacy, Jr., Vice President

Notary Public
Douglas County, Kansas
My Comm. Expires 1967

James Beem
By: John J. Lacy, Jr.
Vice President