

78-007310

KNOW ALL MEN BY THESE PRESENTS: THAT Roger & Donna Luft, husband and wife; Earl and Linda Hardy, husband & wife

(Mortgagor )  
 of Hall County, and State of Nebraska, in consideration of the sum of Sixty-nine thousand two hundred and no/100-----(\$69,200.00)----- DOLLARS in hand paid, do hereby SELL and CONVEY unto Commercial National Bank & Trust Company

(Mortgagee )  
 of Hall County, and State of Nebraska the following described premises situated in Hall County, and State of Nebraska to-wit:

Lot One (1) and The Northerly Thirty-eight and Four Tenths (38.4) Feet of Lot Three (3), Block Six (6), College Addition to West Lawn, Grand Island, Hall County, Nebraska.

In the event the title to said real estate is transferred, or contracted to be transferred, from the undersigned for any reason or by any method whatsoever, the entire principal sum and accrued interest shall at once become due and payable at the election of the holder hereof. Failure to exercise this option because of transfer of title as above stated in one instance shall not constitute a waiver of the right to exercise the same in the event of any subsequent transfer.

The intention being to convey hereby an absolute title in fee simple including all the rights of homestead and dower.

TO HAVE AND TO HOLD the premises above described, with all the appurtenances thereunto belonging unto the said mortgagee and to its heirs and assigns, forever, provided always, and these presents are upon the express condition that if the aforesaid mortgagor or their heirs, executors, administrators or assigns shall pay or cause to be paid to the said mortgagee its heirs, executors, administrators or assigns, the sum of Sixty-nine thousand

two hundred and no/100-----	(\$69,200.00) --Dollars, payable as follows, to-wit:
Entire principal and accrued interest due and payable	Dollars on the day of April
	15th day of April
	day of
	day of
	day of

with interest thereon at 11.0 per cent per annum, payable annually all according to the tenor and effect of a certain promissory note of said Roger & Donna Luft, husband & wife; Earl & Linda Hardy, husband and wife

bearing even date with these presents, and shall pay all taxes and assessments levied upon said real estate, and all other taxes, levies and assessments levied upon this mortgage or the note which this mortgage is given to secure, before the same become delinquent, and keep the buildings on said premises insured for the sum of \$ N/A loss, if any, payable to the said mortgagee, then these presents to be void, otherwise to be and remain in full force.

IT IS FURTHER AGREED (1) That if the said mortgagor shall fail to pay such taxes or procure such insurance, the said mortgagee may pay such taxes and procure such insurance; and the sum so advanced, with interest at 11.0 per cent shall be paid by said mortgagor, and this mortgage shall stand as security for the same. (2) That a failure to pay any of said money, either principal or interest when the same becomes due, or a failure to comply with any of the foregoing agreements, shall cause the whole sum of money herein secured to become due and collectible at once at the option of the mortgagee.

Signed this 3rd day of November, 1978

In presence of

*David R. Beckle*

*Roger W. Luft*  
 Roger Luft  
*Donna R. Luft*  
 Donna Luft  
*Earl Hardy*  
 Earl Hardy  
*Linda Hardy*  
 Linda Hardy

STATE OF Nebraska County of Hall d/b/a Classic IV Enterprises

Before me, a notary public qualified for said county, personally came Roger & Donna Luft, husband & wife; Earl Hardy & Linda Hardy, husband & wife

known to me to be the identical person or persons who signed the foregoing instrument and acknowledged the execution thereof to be his, her or their voluntary act and deed.

Witness my hand and seal on this 3rd day of November, 1978  
 My commission expires: *1980* Notary Public

STATE OF Nebraska County of Hall Entered on numerical index and filed for record in the Register of Deeds Office of said County the

day of 19 at o'clock and minute M.

and recorded in Book of Reg. of Deeds By Deputy

Entered as Document No.

78-007310

Grantor JH

Grantee CS

Numerical 5

Legal 1-223-4

78 NOV 7 AM 11 16

State Of Nebraska  
County Of Hall

Register Of Deeds  
JEAN FISHER

*Jean Fisher*

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1201/12/17