

legal rate of 12 per cent. but the party of the second part may pay any unpaid taxes charged against said property or insure said property if default be made in keeping up insurance and may recover for all such payments with interest at twelve per cent. in any suit for foreclosure of this mortgage and it shall be lawful for the party of the second part his executors administrators and assigns at any time thereafter to sell the premises hereby granted or any part thereof in the manner prescribed by law Appraisement Waived or not at the option of the party of the second part and out of all the moneys arising from such sale to retain the amount then due or to become due according to the conditions of this instrument and interest at twelve per cent. per annum from the time of said default until paid together with the costs and charges of making such sale and a reasonable attorney's fee of or the foreclosure of this mortgage to be taxed as other costs in the suit

In Witness Whereof The said parties of the first part have hereunto set their hands and seals the day and year first above written

Matilda L. Nichols { Seal }

Smith Nichols { Seal }

State of Kansas }
County of Douglas }²⁰

Be it remembered that on this Fourth day of January A. D. 1882 before me a Notary Public in and for said County and State came Matilda L. Nichols and Smith Nichols her husband to me personally known to be the same persons described in and who executed the foregoing mortgage and duly acknowledged the execution of the same

In Witness Whereof I have hereunto subscribed my name and affixed my official seal on the day and year last above written

H. L.

W. L. Hoadley
Notary Public

My Commission expires Feb. 23d. 1884

Recorded January 4th. 1882 at 1st o'clock P. M.

A. J. Arnold
Register of Deeds