

waste, then these presents shall be void and otherwise shall remain in full force and effect. But if any of said notes or any part thereof or any interest thereon is not paid when the same is due or if the taxes and assessments of every nature which are or may be assessed and levied against said premises or any part thereof are not paid when the same becomes due and payable then all of said notes and interest thereon shall and by these presents do become immediately due and payable if the holder hereof so elects with out notice. Said parties of the first part agree to keep the buildings upon said premises insured until all paid notes are paid in a reliable insurance company, for the benefit of the Mortgage in the sum of at least \$200. and upon failure of said parties of the first part to keep said buildings insured the holder hereof may insure the same and shall be entitled to recover from the parties of the first part the amount paid for such insurance with 12 per cent interest and the same shall be a lien upon said premises, secured by this mortgage. Upon default of the above covenants or conditions or any or either of them the party of the first and part his heirs and assigns shall be entitled to the immediate possession of said premises, and to the rents issues and profits of the same.

In case of foreclosure of this mortgage said real estate shall be sold with or without appraisement as the holder hereof may elect.

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

Edward T Bradford
Eliza E Bradford

State of Kansas Douglas County ss.

Be it Remembered, that on this 25th day of May AD 1882 before me undersigned a Notary Public in and for the County and State of Kansas came Edward T Bradford and Eliza E Bradford husband and wife who are personally known to me to be the same persons who executed the foregoing instrument and they duly acknowledged the execution of the same.

In Witness Whereof I have hereunto set my hand and affixed my official seal the day and year last above written

My Notarial Commission Expires June 20 1885



Peter Bell, Notary

Douglas County, Kansas

Recorded May, 25th AD 1882 at 5³⁰ P.M. — A. J. Honnold

Register of Deeds

The following is indexed on the original instrument