thence south fifteen and sixty eight one hundredths ($15\frac{68}{100}$) chains: thence East two and fifty one hundredths ($2\frac{50}{100}$) chains: thence North fifteen and sixty eight one hundredths ($15\frac{68}{100}$) chains; thence West two and fifty one-hundredths $2\frac{50}{100}$ chains to the place of beginning.

This mortgage is subject and inferior to a mortgage of Fifty five hundred dollars of even date herewith from said Arter to George J. Barker, Guardian with the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said Linnie Arter and Jacob H. Arter, her husband do hereby covenant and agree that at the delivery hereof they are the lawful owners of the premises above granted, and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances and that they will Warrant and Defend the same in the quiet and peaceable possession of said party of the second part, her heirs and assigns forever, against all persons lawfully claiming the same.

Provided Always. And these presents are upon this express condition, that whereas the said Linnie Arter and Jacob H. Arter, her husband are justly indebted unto Gertrude Palmer in the principal sum of Nine hundred and fifty Dollars lawful money of the United States of America being for a part of the purchase price of said premises sold by the said Gertrude Palmer to the said Linnie Arter and Jacob H. Arter, her husband, and secured to be paid by one certain promissory note of the said Linnie Arter and Jacob H. Arter, bearing even date herewith, payable to the order of said Gertrude Palmer on the 10th day of March, A.D. 1886, with interest at the rate of seven per cent. per annum, payable annually at the National Bank of Lawrence, Kansas. The said parties of the first part hereby agree that they will, on or before the day when the same becomes due, pay all taxes and assessments upon the premises described. And that they will at their own expense from this time until said note and interest, and all liens and charges by virtue hereof are fully paid off and discharged, keep the buildings erected and to be erected on said lands, insured