

said William F Hilt to the said party of the second part; and this conveyance shall be void if such payment be made as herein specified. But if default be made in such payment or any part thereof or interest thereof, or the taxes, or if the insurance is not kept up thereon, then this conveyance shall become absolute, and the whole shall become due and payable, and it shall be lawful for the said party of the second part, his executors, administrators and assignee, at any time hereafter, to sell the premises hereby granted or any part thereof, in the manner prescribed by law, appraisement hereby waived or not, at the option of the party of the second part, his executors, administrators or assignee; and out of all the moneys arising from such sale to retain the amount then due for principal and interest, together with the costs and charges of making such sale, and the overplus, if any there be, shall be paid by the party making such sale, on demand, to the said party of the first part or his heirs or assignee.

On Witness Whereof, the said party of the first part has hereunto set his hand and seal the day and year last above written.

Signed, sealed and Delivered Wm F Hilt (Seal.)
in Presence of
Geo A Banke

State of Kansas, Douglas County, ss.

We it Remembered, That on this 23^d day of March A. D. 1886 before me, Geo A Banke, a Notary Public in and for said County and State, came Wm F Hilt to me personally known to be the same person who executed the