

This Grant is intended as a Mortgage to secure the payment of the sum of Six hundred ^{and no} Dollars according to the terms of One certain promissory note this day executed and delivered by the said Martin C. and R. E. Rice to the said party of the second part; payable on or before one year from date at The National Bank of Lawrence Kansas and this conveyance shall be void if such payments be made as herein specified. But if default be made in such payments, or any part thereof, or interest thereon, or the taxes, or if the insurance is not kept up thereon, then this conveyance shall become absolute, and the whole amount shall become due and payable, and it shall be lawful for the said 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 hereby waived or not at the option of the party of the second part his executors, administrators or assigns; and out of all the moneys arising from such sales, to retain the amount then due for principal and interest, together with the cost 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 Martin C. Rice his heirs and assigns.

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

M. C. Rice *Seal*
R. E. Rice *Seal*

State of Kansas {
County of Douglas { ss

Be it Remembered, That on this 2^d day of May A.D. 1886 before me, Chas Chadwick a Notary Public in and for said County and State came Martin C. Rice and R. E. Rice his wife to me personally known to be the same persons who executed the