free and clear of all incumbrances, and that they will Warrant and Defend the same against all claims whatsoever. This Grant is intended as a Mortgage to secure the payment of the sum of Twenty five Hundred Dollars, according to the terms of one certain promissory bond made by the said Thomas B. Petefish and Clarinda A. Petefish to the parties of the second part. Said promissory bond being given for the sum of Twenty five Hundred Dollars, dated July 9th 1886 due and payable in five years from the date thereof, with interest thereon payable semi-annually from the date thereof until paid, according to the terms of said promissory bond and ten certain coupons thereto attached. And this conveyance shall be void if such payments be made as in said promissory bond and coupons thereto attached, and as hereinafter specified. And the parties of the first part hereby agree to pay all taxes assessed on said premises before any penalties, cost or interest shall accrue on account thereof and to insure and keep said premises insured in favor of parties of the second part or their assigns in a sum not less than Five Hundred Dollars, in some insurance companies satisfactory to the legal holder of this mortgage and to deposit with him all policies of insurance carried on said premises and to cause all renewal receipts to be made and deposited in like manner, at least ten days before the expiration of the policies renewed, in default whereof the parties of the second part, their executors, administrators, or assigns, may pay the taxes, penalties, costs and interest and insure the same at the expense of the parties of the first part, and the amount of such taxes, penalties, costs, interest, and insurance, shall, from the payment thereof, become an additional lien under this mortgage upon the above described premises, and shall bear interest at the rate of twelve percent per annum. But if default be made by the parties of the first part, in such payments, or any part thereof, or interest thereon, or the taxes assessed on said premises, or the insurance thereon, or upon the commission of waste, then this conveyance shall become absolute, and said promissory bond and interest thereon, and all taxes, penalties, costs, and interest thereon, and insurance premiums which may have been paid by the parties of the second part, their executors,

The following is endorsed on the original instrument
Know all men by these presents: that Crispen Lawrence & Co the Mortgagee within named do hereby acknowledge full payment of the Bond by the foregoing mortgage secured and authorize the Register of Deeds of Douglas County, Kansas to discharge the same of record. In witness whereof we have hereunto set our hands this the 10th day of October A.D. 1891
Crispen Lawrence & Co
by H. L. Putnam Partner
Recorded October 12th 1891
James Brooks
Register of Deeds