

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  
 \$100. One hundred Dollars, according to the  
 terms of one certain promissory note this day  
 executed by the said J. N. Van Hoesen & wife to  
 the said party of the second part. Said note  
 being given for the sum of One hundred  
 Dollars, dated Nov. 1<sup>st</sup> No due and payable in  
 three years from the date thereof respectively,  
 with interest thereon from the date thereof until  
 paid, according to the terms of said note  
 and coupons thereto attached. And this conveyance  
 shall be void if such payment be made as  
 in said note and coupons thereto attached, and  
 as is hereinafter specified. And the said parties  
 of the first part hereby agree to pay all taxes  
 assessed on said premises before any penalties  
 or costs shall accrue on account thereof,  
 and to keep the said premises insured in  
 favor of the said mortgagee, in the sum of  
 Two hundred Dollars, in some insurance company  
 satisfactory to said mortgagee, in default whereof  
 the said mortgagee may pay the taxes and  
 accruing penalties, interest and costs, and  
 insure the same at the expense of the  
 parties of the first part, and the expense  
 of such taxes and accruing penalties, interest  
 and costs, and insurance, shall from the  
 payment thereof, be and become an additional  
 lien under this mortgage upon the above  
 described premises, and shall bear interest  
 at the rate of twelve per cent. per annum.  
 But if default be made in such payments, or  
 any part thereof, or interest thereon, or the  
 taxes assessed on said premises, or if the  
 insurance is not kept up thereon, then this  
 conveyance shall become absolute, and the  
 whole principal of said note and interest  
 thereon, and all taxes and accruing penalties  
 and interest and costs thereon remaining unpaid  
 or which may have been paid by the party