

Range 15 Town 20 running thence north 130 ft. thence east 88 ft. thence south 130 ft. thence west 88 ft. to place of beginning, with the appertinances, and all the estate, title and interest of the said part of the first part therein. And the said Phebe A. Asher and W. W. Asher 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 whatsoever.

This Grant is intended as a Mortgage to secure the payment of the sum of Two hundred and Forty Two Dollars, according to the terms of three certain notes this day executed by the said parties of first part to the said party of the second part: \$100⁰⁰ due April 23. 1888 - \$100⁰⁰ due April 23. 1889 - and \$42⁰⁰ due Oct. 23 - 1889 with 12% interest from date payable annually.

And this conveyance shall be void if such payment be made as is herein specified. But if default be made in such payment, or any part thereof, or interest thereon, or if the taxes on said land are not paid when the same become due and payable, or if the insurance is not kept up thereon, as provided herein, then this conveyance shall become absolute, and the whole sum remaining unpaid shall immediately become due and payable, at the option of the holder thereof; and it shall be lawful for 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 waived, and out of all money arising from such sale, to retain the amount then unpaid of 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 Phebe A. Asher, her heirs and assigns.

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

Phebe A. Asher [seal]
William W. Asher [seal]