

estate of inheritance therein, free and clear of all incumbrances, and that they will Warrant and Defend the same in the quiet and peaceable possession of said party of the second part, its successors or assigns forever, against the lawful claims of all persons whomsoever.

Provided Always, And this ^{instrument} is made, executed and delivered upon the following express conditions, to wit:

First: The said party of the first part are jointly indebted unto the said party of the second part, its principal sum of Thirty two hundred Dollars lawful money of the United States of America for a loan thereof, made by the said party of the second part the said party of the first part and payable according to the tenor and the effect of a certain First Mortgage Real Estate Bond, numbered 34 dated the First day of January A.D. 1887, executed and delivered by the said party of the first part, and payable to the order of the said party of the second part, at its office in Kansas City Missouri, on the first day of January A.D. One Thousand Eight hundred and Ninety two with interest thereon at the rate of seven per centum per annum, payable semi-annually on the first days January and July in each year said principal and interest being payable in New York Exchange, and twelve percent. per annum after maturity, or in default, the installments of interest being further evidenced by ten coupons attached said principal Bond, and of even date therewith, and payable to the order of the said party of the second part at the same place.

Second: Said party of the first part hereby agree to pay all taxes and assessments levied upon said premises, and insurance premiums for the amount of insurance hereafter specified, when the same are due, and if not so paid, the party of the second part, or the legal holder of this mortgage, may, without notice, declare the whole sum of money herein secured due and payable at once.