

City of Seecompton according to the published plat thereof. Together with all and singular the hereditaments and appurtenances therunto belonging, or in anywise appertaining, both in law and equity. To have and to hold the said premises unto the said party of the second part, and her heirs and assigns forever. And the said party of the first part for herself and her heirs, executors, and administrators, does Covenant and Agree to and with the said party of the second part, her heirs and assigns, that she is seized of the said premises as of a good and indefeasible inheritance in law, in fee simple, and that said premises are clear of all liens, taxes, assessments and incumbrances whatsoever. And the said party of the first part, does hereby, and will, by these presents, Warrant and forever Defend the said premises unto the said party of the second part, and her heirs and assigns, against the claim or claims of all and every person whomsoever, and against all liens, taxes, assessments, exemptions and incumbrances whatsoever. This Grant is intended as a Mortgage to secure the payment of the sum of one hundred dollars and the interest thereon according to the conditions of one certain promissory note this day executed and delivered by the said Rebecca M. Thornton party of the first part, to the said S. J. Billings party of the second part, and this conveyance shall be void if such payment be made as herein specified. But if default be made in such payment, or any part thereof, or the interest due thereon, or if the taxes and assessments of every nature which are by law made due and payable, are not paid when the same becomes due, as above provided, then it shall be lawful for the said party of the second part, her executors, administrators or assigns to sell the premises hereby granted, or cause the same to be sold, with all the appurtenances, in the manner prescribed by law, and out of ~~all~~ the moneys arising from such sale, to retain the amount ~~thereof~~ due for principal and interest, protest fees, and damages for the same, with costs and charges of sale and a reasonable amount for attorney's fees, and the overplus, if any there be, shall be paid, on demand, by the party making such sale, to the said party of the first part, her heirs or assigns.

In Testimony Whereof, The party of the first part, to these presents, has hereunto set her hand and seal the day and year first above written.

Rebecca M. Thornton (S.S.)