

four, thirty, thirty six, forty-two, forty eight, fifty-four, and sixty months after date, respectively: Number one being for the sum of Five and $\frac{3}{4}$ % Dollars, and the others for the sum of Twelve Dollars each, all payable to the order of J. B.

Watkins, at the office of The J. B. Watkins L. M. Co., in the City of New York.

It is expressly agreed, that the first party shall at all times keep the taxes and assessments of any and all kinds that may become liens upon said premises, fully paid and satisfied, and that the said security shall remain and be kept as good as the same is now until all said notes and interest thereon are fully paid.

It is further expressly agreed, that in case of default in the payment of said notes, or either of them, or any part thereof, or any of the sums of money to become due herein specified, according to the tenor and effect of said notes, or in case of the breach by the said party of the first part of any of the covenants or agreements herein, or in said notes mentioned, by said first party to be performed, then this conveyance shall become absolute, and the party of the second part be at once entitled to the possession of the said above described premises, and to have and receive all the rents and profits thereof. And the said notes, with interest accrued thereon, at the rate of 12 per cent. per annum from their date, shall thereupon, each and every one of them, become and be at once due and payable.

Appraisement hereby waived or not, at the option of the said second party.

In Testimony Whereof, The said party of the first part has hereunto set his hand and seal the day and year first above written.

Louis B. Bingee [seal]

State of Kansas
Douglas County } ss.

I, A. B. Saxey, a Notary Public in and for said County and State, do hereby certify that on this 26th day of April A. D. 1887, personally appeared before me Louis B. Bingee unmarried to me personally known to be the identical person who executed and whose name is affixed to the foregoing mortgage as