

title and interest of the said parties of the first part therein. And the said Laura A. Doane and Levi A. Doane 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 except a mortgage made by said first parties in favor of the National Loan and Trust Co. of Topeka Kans. to secure the payment of Twenty five hundred Dollars (\$2500.) on the second day of May, 1892.

This Grant is intended as a Mortgage to secure the payment of the sum of Three hundred and Fifty Dollars (\$350) in six months from date hereof, with interest at ten per cent. per annum according to the terms of their certain promissory note this day executed and delivered by the said Laura A. Doane and Levi A. Doane to the said 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 interest thereon, or the taxes, or if the insurance is not kept up thereon, then this conveyance shall become absolute, and the whole shall become due and payable, 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 hereby waived or not, at the option of the party of the second part his executors, administrators or assigns; and out of all the money arising from such sale, to retain the amount then due for principal and interest, together with the costs and charges of making such sale, and the surplus, if any there be, shall be paid by the party making such sale, on demand, to the said parties of the first part or their 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.

Laura A. Doane [seal]

Levi A. Doane [seal]

State of Kansas, Douglas County, ss.

Be it Remembered, That on this sixth day of June A. D. 1887 before me Peter Bell a Notary Public in and for said County and State, came Laura A. Doane and Levi A. Doane her husband to me personally known