

& occupied by the Lawrence and Topeka Railway Company across said two first described tracts.

with the appurtenances, and all the estate, title and interest of the said party of the first part therein. And the said Joseph L. Taylor does hereby covenant and agree that at the delivery hereof he is the lawful owner of the premises above granted, and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances.

This Grant is intended as a Mortgage to secure the payment of the sum of Five Hundred Dollars and the interest thereon, at the rate of eight per cent. per annum, according to the terms of one certain promissory note this day executed and delivered by the said Joseph L. Taylor 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 ^{sum} 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 sales, to retain the amount then due for principal and interest, together with the costs 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 party of the first part his heirs and assigns.

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

J. L. Taylor [seal]

State of Kansas)
County of Douglas) ss.

Be it Remembered, That on this 4th day of June, A.D. 1887 before me, Charles Chadwick a Notary Public in and for said County and State came J. L. Taylor (widower) to me personally known to be the same person who executed the foregoing instrument, and duly acknowledged the execution of the same.