

Lot Number Twenty Five (25) on Vermont Street in the City of Lawrence in said City of Lawrence County of Douglas and State of Kansas with the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said Harry T. Hutson and Annie Hutson his wife 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 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 Seven Hundred Dollars (\$700) in nine months from the date hereof, with interest from date at the rate of 10% per annum according to the terms of One certain promissory note this day executed and delivered by the said parties Harry T. Hutson and Annie Hutson 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 moneys arising from such sale, to retain the amount then due for principal & interest, together with the costs and charges of making such sale, and the surplus, if any there be, shall be paid by the part 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.

Harry T. Hutson (seal)

Annie Hutson (seal)

State of Kansas, Douglas County, ss.

Be it Remembered, That on this 27th day of February AD 1888 before me Adm'toote a Notary Public in and for said County and State came Harry T. Hutson and Annie Hutson, his wife to me personally known to be the same persons who executed the foregoing instrument, and duly acknowledged the execution of the