

mortgage to the said party of the second part, his heirs and assigns forever, all that tractor parcel of land situated in the County of Douglas and State of Kansas, described as follows to wit: Lot Number Eleven (11) in Addition Number Five (5) in that part of the City of Lawrence formerly known as North Lawrence with the appurtenances and all the estate, title and interest of the said parties of the first part therein. And the said Mary C. Taylor do hereby covenant and agree that at the delivery hereof she is the lawful owner of the premises above granted, and seised 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 Four hundred and seventy-five dollars according to the terms of one certain promissory this day executed and delivered by the said Mary C. Taylor and Joseph Taylor her husband 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 the 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 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 or assigns.

In Witness whereof, The said parties of the first part have hereunto set their hand & seals the day & year last above written.

Signed, sealed & delivered in presence of

Vernon H. Harris

Jno A. Wise

Mary C. ^{her} Taylor [seal]

Joseph ^{his} Taylor [seal]

State of Kansas, Douglas County, ss.

Be it Remembered, That on this 27th day of March A.D. 1888 before me Vernon H. Harris, a Notary Public in and for said County and State, came Mary C. Taylor and Joseph Taylor her husband to me personally, known to be the same person who executed the foregoing instrument, and duly acknowledged the execution of the same.