itance therein, free and clear of all incumbrances; that he has good right to sell and convey said premises, and that he will Warrant and Defend the same against the lawful claim of all persons.

This Grant is intended as a mortgage to secure the payment of the sum of Eight hundred and thirty five Dollars, and interest thereon, according to the terms of one certain mortgage note and Six interest notes or coupons, this day executed by the said Darius W. Gunn, a single man to wit: Note No. 1. for Eight hundred thirty five Dollars, due July 1st 1891 all dated June 28" 1888, payable to Edward Russell, or order, at the Importers and Traders National Bank, New York City, N.Y., with interest payable semi-annually on the first days of January and July in each year, according to coupons attached to said note The party of the first part further agrees that he will pay all taxes and assessments upon the said premises before they shall become delinquent; and they will keep the buildings on said property insured for $400. in some approved Insurance Company, payable in case of loss, to the mortgagee or assigns, and deliver the policy to the mortgagee, as collateral security hereto. Now, if such payments be made as herein specified, this conveyance shall be void, and shall be released upon demand of the party of the first part. But if default be made in the payment of said principal sum, or any part thereof, or any interest thereon, or of said taxes or assessments, as provided, or if default be made in the agreement to insure, then this conveyance shall become absolute, and the whole of said principal and interest shall immediately become due and payable at the option of the party of the second part; and in case of such default of any sum covenanted to be paid, for the period of [illegible] days after the same becomes due, the said first parties agree to pay to said second party and his assigns, interest at the rate of 12 per cent. per annum, computed annually on said principal note, from date thereof to the time when the money shall be actually paid, and any payments made on account of interest shall be credited in said computation, so that the total amount of interest collected shall be, and not exceed, the legal rate of 12 per cent; but the party of the second part may pay any unpaid taxes charged against said property, or insure said property if default be made in the [illegible] insurance, and may

The following is endorsed on the original instrument
The note herein described having been paid in full, this mortgage is hereby released and the lien thereby created discharged.
As Witness my hand, This sixth day of November A.D. 1897.
D. H. Henley

Recorded Nov 6" 1897

James Brooke
Register of Deeds
[illegible] Deputy