

The South half of the South West quarter of the South West quarter of Section Thirty-three (33) in Township Thirteen (13) of Range Twenty (20) being the homestead of the parties of the first part. The grantors herein reserve the right to pay One hundred dollars, or any multiple thereof upon the principal of the note hereby secured May 1st 1891, or at maturity of any interest coupon thereafter, by giving thirty days notice of their intention with the appurtenances and all the said title and interest of the said parties of the first part therein and the said parties of the first part 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; that they have good right to sell and convey said premises, and that they will warrant and defend the same against the lawful claim of all persons.

This transfer is intended as a mortgage to secure the payment of the sum of three hundred dollars, due May 1st 1874 all dated April 20, 1874, payable to Russell & Mitchell or order, at the Importers & Traders National Bank New York City with interest payable semi-annually on the first day of May and November in each year, according to coupons attached to said note. The parties of the first part further agree that they 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 \$ 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 parties 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 ten 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 keeping up insurance, and may recover for all

Proof of clearing is enclosed on 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 21 day of April A.D. 1897.

Edward Russell

Recorded April 29, 1897. Tined Brook

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