

Bargain, Sell, Convey and Confirm unto the said party of the second part, and to its successors in trust forever, all of the following-described premises, situated in the County of Douglas and State of Kansas, and more particularly bounded and described as follows, to wit:

The East half of the South west quarter of Section No Twenty-two 22 in Township No Thirteen 13 North of Range No Eighteen 18 East of the fifth P. M. Containing Eighty (80) Acres, more or less.

To have and to hold the said described premises, together with all the rights, privileges, hereditaments and appurtenances thereto in anywise appertaining or belonging, with all the rents, issues and profits thereof, and the emblements thereon, and the fixtures thereto attached, and all rights of Homestead Exemption of the said party of the first part, their heirs, executors or administrators therein, to the only proper use and benefit of the said party of the second part, and its successors in trust forever.

In Trust, Nevertheless And these presents are made expressly upon condition as follows, to wit:

That Whereas, Levi Williams and Isabella G. Williams are justly indebted unto the said party of the third part in the sum of Eight hundred Dollars according to the tenor and effect of one certain promissory note, of even date herewith, duly executed by the said Levi Williams and Isabella G. Williams, and payable five years after the date thereof to the order of the said party of the third part, in the aforesaid sum of money, for value received, with interest thereon, at the rate of six per cent. per annum from the date of said promissory note until the said principal sum is fully paid, interest being payable semi-annually on the first day of January and July in each year, according to and upon presentation of coupons or interest notes therefor, thereunto attached. Both principal and interest payable at the Banking House of Gilman Brothers in the City of New York. All appraisement and stay laws waived; and if default be made in the payment of any interest note or any portion thereof for the space of ten days after the same shall have become ^{due} and payable, then all said principal and interest notes shall, at the option of the said party of the third part, or the legal holder of said promissory note, become and be at once due and payable, without further notice.

And Whereas The party of the first part hereby covenants and agrees

First: To immediately procure and deliver to The Kansas Loan and Trust Company the Trustee herein mentioned, and to maintain without lapse in its possession or of its successors in trust, policies of insurance against fire, in the sum of Four hundred Dollars, upon the buildings herein conveyed, with subrogating clause attached, making loss, if any, payable to the said Kansas Loan and Trust Company, Trustee, which policies and clause shall be approved by said Trustee.

Second: To pay all taxes and assessments upon the premises herein conveyed, as they accrue before they shall become delinquent.