sum of One Hundred and Seventy five Dollars, to them duly paid, the receipt of which is hereby acknowledged, have sold and by these presents do grant, bargain, sell and mortgage to the said party of the second part, her heirs and assigns forever, that tract or parcel of land situated in the County of Douglas and State of Kansas, described as follows, to-wit: Lot No Seventy two (72) on New Jersey Street in the City of Lawrence Douglas County Kansas with the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said Larchfield Atkinson and Caroline Atkinson his wife do hereby covenant and agree that at the delivery hereof they 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 and that they will warrant and defend the same against all claims whatsoever. This Grant is intended as a Mortgage to secure the payment of the sum of One Hundred and Seventy five Dollars, according to the terms of one certain promissory note this day executed by the said Larchfield Atkinson and Caroline Atkinson to the said party of the second part. Said note being given for the sum of One Hundred and Seventy five Dollars dated November First 1889 due and payable in Three years from date thereof with interest thereon from the date thereof until paid according to the terms of said note and coupons thereto attached. And this conveyance shall be void if such payment be made as in said note and coupons thereto attached, and as is hereinafter specified. And the said parties of the first part hereby agree to pay all taxes assessed on said premises before any penalties or costs shall accrue on account thereof, and to keep the said premises insured in favor of the said mortgagee, in the sum of Three Hundred Dollars, in some insurance company satisfactory to said mortgagee, in default whereof the said mortgagee may pay the taxes and accruing penalties, interest and costs, and insure the same at the expense of the party of the first part, and the expense of such taxes and accruing penalties, interest and costs, and insurance, shall from the payment thereof be and become an additional lien under this mortgage upon the above described premises, and shall bear interest at the rate of 10 per cent. per annum. But if default be made in such payments, or any part thereof, or interest thereon, or the taxes assessed on said premises, or if the insurance is not kept up thereon, then this conveyance shall become absolute, and the whole principal of said note, and interest thereon, and all taxes and accruing penalties and interest and costs thereon remaining unpaid or which may have been paid by the part of the second part, and all sums paid by the party of the second part for insurance, shall be due and payable or not, at the option of the party of the second part; and it shall be lawful for the party of the second part.

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 7th day of Nov A.D. 1892
Mary E. Chamberlin
Atty Wm. G. Boughton
Recorded November 7th 1892
James Brooks
Register of Deeds