To have and to hold the same, With all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and all rights of homestead exemption, unto the said parties of the second part, and to their heirs and assigns, forever. 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, and that they will warrant and defend the same in the quiet and peaceable possession of said parties of the second part, their heirs and assigns, forever, against the lawful claims of all persons whomsoever:

Provided, Always, And this instrument is made, executed, and delivered, upon the following conditions, to wit:

First: Said parties of the first part are justly indebted unto the said parties of the second part in the principal sum of Three Hundred $300 Dollars, lawful money of the United States of America, being for a loan thereof, made by the said parties of the second part, to the said parties of the first part and payable according to the tenor and effect of a certain First Mortgage Real Estate Note numbered 1112 executed and delivered by the said parties of the first part bearing date Feb. 22nd 1890, payable to the order of the said parties of the second part Five years after date at Maverick Natl. Bank Boston Mass. with interest thereon from date until maturity, at the rate of Seven per cent. per annum, payable semi-annually, on the 22nd days of August and February in each year, and Ten per cent. per annum after maturity, the installments of interest being further evidenced by Ten coupons attached to said principal note, and of even date therewith, and payable to the order of said parties of the second part at Maverick National Bank Boston Mass.

Second: Said parties of the first part hereby agree to pay all taxes and assessments levied upon said premises when the same are due, and insurance premiums for the amount of insurance hereinafter specified: and if not so paid, the said parties of the second part, or the legal holder or holders of this mortgage, may, without notice, declare the whole sum of money herein secured due and payable at once, or may elect to pay such taxes, assessments, and insurance premiums; and the amount so paid shall be a lien on the premises aforesaid and be secured by this mortgage, and collected in the same manner as the principal debt hereby secured, with interest thereon at the rate of Ten per cent. per annum. But whether the legal holder or holders of this mortgage elect to pay such taxes, assessments, or insurance premiums, or not, it is distinctly understood that the legal holder or holders hereof

The following is indorsed on the original instrument

Know all men by these presents: That Hunt & Evans the mortgagees within named, do hereby acknowledge full payment of the note by the foregoing mortgage secured and authorize the Register of Deeds of Douglas County, Kansas to discharge the same of record

In witness whereof we have hereunto set our hand on this 9 day of Feb A. D. 1895

Hunt & Evans (SEAL)
by J. H. Hunt partner

Recorded February 16th 1895
James Brooks
Register of Deeds