

For value received. I hereby sell and assign this mortgage and the notes therein decolored to Edward Russell Chamberlain
 No. 1891 before me a Notary Public in and
 State of Kansas County of Douglas. On the 2nd day of Oct. A.D. 1891
 for said County and State. Edward Russell to me personally known to be the same person who executed the
 foregoing assignment and duly acknowledges the execution thereof. I have hereunto subscribed my name and
 official seal on the day and year last above written.
 Recorded in Book 6 Page 101
 Notary Public
 J. D. D.

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 grant is intended as a mortgage to secure the payment of the sum of fifteen hundred Dollars and interest thereon, according to the terms of one certain mortgage note and ten interest notes or coupons, this day executed by the said parties of the first part to wit:

Bole No. 1, for fifteen hundred Dollars, due October 1st 1896 all dated September 2^d 1891, payable to Russell & Metcalf or order, at the Importers and Traders National Bank of New York City, N.Y., with interest payable semi-annually on the first days of April and October 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 \$1500 in some approved Insurance Company, payable in case of loss to the mortgage or assigns, and deliver the policy to the mortgage, 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 part is agreed to pay to said second party and his assigns, interest at the rate of 10 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 10 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 such payments with interest at ten per cent, in any suit for foreclosure of this mortgage; and it shall be lawful for the party of the second part, his executors, administrators and assigns, at any time thereafter to sell the premises hereby granted, or any part thereof in the manner prescribed by law of appraisement. Waived or not, at the option of the party of the second part, and out of all the money arising from such sale, to retain the amount thereof, or to be