

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 12 per cent. per annum. But if default be made in such payment 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 party 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, 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, appraisement thereby waived or not at the option of the party of the second part, his executors, administrators or assigns; and out of the money arising from such sale to retain the amount then due or to become due according to the conditions of this instrument together with the costs and charges of making such sale, and the overplus if any there be, shall be paid by the party making such sale, on demand to the said Henry C. Christy, and William M. Christy, heirs and assigns.

In Testimony Whereof, the said part of the first part, has hereunto set hand and seal the day and year last above written

Signed, sealed and delivered in presence of

W. E. Ralston

Henry C. Christy

Minnie L. Christy

William M. Christy

Ellen Christy

[seal]

[seal]

State of Kansas
County of Douglas } ss.

Be it Remembered, That on this 7th day of December A.D. 1889 before me W. E. Ralston a Notary Public in and for said County and State came Henry C. Christy and Minnie L. Christy his wife, and William M. Christy and Ellen Christy his wife to me personally known to be the same persons who executed the foregoing instrument, and duly acknowledged the execution of the same.

In Witness Whereof, I have hereunto set my hand and affixed my official seal on the day and year last above written

W. E. Ralston

W. E. Ralston

Notary Public

My Commission expires Oct. 15, 1892.

Recorded Feb. 9, 1892 at 11⁰⁰ o'clock A.M.

James Brooks
Register of Deeds