

six (186) on Tennessee St. in the city of Lawrence on lot numbered 186 Tennessee St. there is now a mortgage, given by the above Alexander Johnson (then a widower) Sept 15. 1890, to Edward Russell of Lawrence Kansas for the sum of Three Hundred Fifty dollars on this incumbrance, at the above date there is still due Three Hundred Forty dollars, interest having been paid to the above date - Lot #19 Block #7 Lane's First Addition, as above mentioned is clear of all incumbrance, with the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said Alexander Johnson and Maria Johnson above mentioned 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, except as above stated, 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 Three Hundred Twenty one and $\frac{7}{8}$ Dollars, according to the terms of one certain promissory note this day executed by the said Alexander Johnson & Maria Johnson to the said party of the second part. Said note being given for the sum of Three Hundred & Twenty one and $\frac{7}{8}$ Dollars dated June 5th 1893 Lawrence Kas due and payable in one year from date thereof with interest thereon from the date thereof, until paid according to the terms of said note. And this conveyance shall be void if such payment be made as in said note, 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 as follows, viz: \$400 on Lot #19 Block #7 Lane's First Addition to the City of Lawrence and \$400 on Lot #186 Tennessee St. 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 parties 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. semi annually. 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, her 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 hereby waived or not at the option of the party of the second part her executors, administrators or