

inafter 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 mortgage, in the sum of seventy eight and $\frac{5}{8}$ Dollars, in some insurance company satisfactory to said mortgage, in default whereof the said mortgage 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 twelve 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 hereby waived or not, at the option of the party of the second part his executors administrators or assigns, and out of all the moneys 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 W. J. Patterson heirs and assigns.

In Witness Whereof, The said parties of the first part have hereunto their hands and seals the day and year last above written.

Witness	Susan ^{her} Hawkins	Ben Ellis	[seal]
L. S. Steele	Patsie Lindsey	Lizzie ^{her} Seals	[seal]
		T. Seals	

State of Kansas, Douglas County, ss.

Be it Remembered, That on this 23 day of October A.D. 1894 before me L. S. Steele, a Notary Public in and for said County and State, came Benjamin Ellis, Lizzie Seals and T. Seals, Susan Hawkins & Patsie Lindsay 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 subscribed my name and affixed my official seal on the day and year last above written.

L. S. Steele

The following is endorsed on original instrument
 New York Nov 4, 1903, I hereby acknowledge full payment and satisfaction
 of said mortgage and authorize the Register of Deeds of Douglas County to
 enter a discharge of the same on the records.
 W. J. Patterson.
 Recorded Nov. 12, 1903
 A. W. Armstrong
 Register of Deeds
 Doug. Co. Townman
 Deputy