

But if default be made in such payment or any part thereof or interest thereon, or if the taxes on said land are not paid when the same become due and payable, or if the insurance is not kept up thereon, as provided herein, or if the buildings are not kept in good repair, or if the improvements are not kept in good condition, or if waste is committed on said premises then this conveyance shall become absolute, and the whole sum remaining unpaid, shall immediately become due and payable at the option of the holder thereof, and it shall be lawful for the said party of the second part his executors administrators and assigns, at any time thereafter, to take possession of the said premises, and all the improvements thereon and receive the rents, issues and profits thereof, and to sell the premises hereby granted, or any part thereof, in the manner prescribed by law and out of all moneys arising from such sale to retain the amount then unpaid of principal and interest, 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 party of the first part his heirs and assigns, In Witness whereof the said party of the first has hereunto set his hand and seal the day and year last above written

Edward W. Olmstead

State of Kansas }
Franklin County } ss

Be it remembered, That on this 28th day of February A.D. 1898, before me a Notary Public in and for said County and State came, Edward W. Olmstead (Single) to me personally known to be the same person 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



Commission expires on the
14th day of Nov. 1900

T. J. Gregory
Notary Public

Recorded March 1st 1898 at 2¹⁵ O'clock P.M.

W. B. Norman
Register of Deeds