

at the rate of 10 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, 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 assigns, and out of all 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 surplus if any there be, shall be paid by the party making such sale, on demand, to the said parties of the first part, their heirs and assigns. In Testimony Whereof. The said parties of the first part, have hereunto set their hand and seal the day and year last above written

Red Stamp
254

State of Kansas } ss
Douglas County }

L. C. Stearns 
Mary G. Stearns 
J. C. Stearns

Be it Remembered, That on this Eleventh day of August, A.D. 1898, before me, Harry A. Bolinger, a Notary Public, in and for said County and State, came, L. C. Stearns, Mary G. Stearns, and J. C. Stearns, 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 set my hand and affixed my official seal, on the day and year last above written



My commission expires Oct. 2nd, 1901

Recorded August 11-1898, at 4th O'clock P. M.

Harry A Bolinger

W. H. Foxman
Register of Deeds