

Twenty five dollars on the Thirtieth day of December 1886
 Twenty five dollars on the Thirtieth day of June 1887
 Twenty five dollars on the Thirtieth day of December 1887
 with the interest thereon according to said promissory note to
 the said parties of the second part and this conveyance shall
 be void if such payment be made as is herein specified
 and the parties of the first part agree to pay all taxes assessed
 on said premises before any penalties costs or interests shall
 accrue on account thereof. But if default be made by the
 parties of the first part in such payments or any part thereof
 or interest thereon or the taxes assessed on said premises then
 this conveyance shall become absolute and said promissory
 note and all penalties costs and interests thereon which may
 have been paid by the parties of the second part their executors
 administrators or assigns shall at the option of the legal
 holders hereof at once become and be due and payable and
 the legal holder hereof shall be entitled to immediate possession
 of the above described premises and to receive the rents issues and
 profits arising therefrom and it shall be lawful for said
 parties of the second part their 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 parties of the second part their 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 agreement together with the costs and
 charges of making such sale and attorneys fees for foreclosure
 of this mortgage the said fees to be due and payable on
 filing petition for foreclosure and the overplus if any there
 be shall be paid by the parties making such sale on demand
 to the said parties of the first part their heirs or assigns

In Witness Whereof The said parties of the first part have here
 unto set their hands and seals the day and year first above written

Fredrick W. Apitz {Seal}

Mary E. Apitz {Seal}

State of Kansas
 Douglas County

Be it Remembered That on this third day of
 January A. D. 1883 before me a Notary Public in and for said County
 and State came Fredrick W. Apitz and Mary E. Apitz 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 subscribed my name and