

Block number Fourteen (14) in Lane Place addition to the City of Lawrence, County of Douglas and State of Kansas; Subject however to a prior Mortgage made January 14th 1882 by said first parties in favor of Jacob M. Cook to secure the payment of Two Hundred Dollars in one year after date of said Mortgage with the appurtenances and all the estate title and interest of the said parties of the first part therein. And the said John Cook and Jane Cook 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 indefeasible estate of inheritance therein free and clear of all incumbrances except aforesaid mortgage.

This Grant is intended as a Mortgage to secure the payment of the sum of One Hundred Dollars (\$100⁰⁰) on the 14th day of January 1885 with interest at the rate of ten per cent per annum payable semiannually both principal and interest being payable at the National Bank of Lawrence Kansas according to the terms of one certain promissory note this day executed and delivered by the said John Cook and Jane Cook his wife to the said party of the second part; and this conveyance shall be void if such payment be made as herein specified. But if default be made in such payment or any part thereof or interest thereon, or the taxes, or if the insurance is not kept up thereon then this conveyance shall become absolute, and the whole shall become due and payable and it shall be lawful for said 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 for 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 parties of the first part or their heirs and assigns.