

County of Douglas and State of Kansas with the appurtenances and all the estate title and interest of the said parties of the first part therein. And the said John R. Taylor and Josephine Taylor 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 and indefeasible estate of inheritance therein free and clear of all incumbrances except a mortgage made by said first parties to said second party to secure the payment of Two Hundred Dollars on the 27th day of December 1886.

This Grant is intended as a Mortgage to secure the payment of Fifty Dollars in one year after date hereof with interest thereon at the rate of ten per cent per annum payable semi annually according to the terms of one certain promissory note this day executed and delivered by the said John R. Taylor and Josephine Taylor 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 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 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 surplus 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.

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

John R. Taylor 
Josephine Taylor 

State of Kansas, Douglas County, ss.

Be it Remembered That on this 1st day of February A. D. 1887 before me James M. Hendry, a Notary Public in and

Assignment indorsed on the original instrument