

This Indenture, Made this First day of September in the year of our Lord one thousand eight hundred and eighty four between Clark B. Mustard and Mattie E. Mustard Husband and wife in the County of Douglas and State of Kansas of the first part and The Western Farm Mortgage Company of Lawrence Kansas of the second part:

Witnesseth, That the said party of the first part, in consideration of the sum of One Hundred and twenty Dollars to them duly paid, the receipt of which is hereby acknowledged, have sold and by these presents do grant bargain, sell and convey to the said party of the second part its representatives or assigns forever, all that tract or parcel of land situated in the County of Douglas and State of Kansas described as follows to wit:

Block number nine (9) number ten (10) number fifteen (15) and number sixteen (16) all in Block number Fifteen (15) in Lane Place addition to the City of Lawrence.

To have and to hold the same, together with all the hereditaments and appurtenances, and all the estate, title and interest of the said party of the first part therein forever.

This grant is intended as a Mortgage to secure the payment of the sum of One hundred and Twenty Dollars according to the terms of Ten notes of even date herewith this day executed and delivered by the said party of the first part to the said party of the second part, payable at the Third National Bank in New York City as follows to wit: Twelve Dollars on the first day of March 1885, Twelve Dollars on the first day of September 1885 and Twelve Dollars on the first days of March and September in each year until the whole sum is fully paid: and this conveyance shall be void if such payment be made as herein specified. But if default be made in such payment or in any part thereof, or any interest thereon, or the taxes, or if the insurance is not kept up thereon, then this conveyance shall become absolute, and the whole sum shall become due and payable at the option of the party of the second part and the said party of the first part hereby authorize and fully empower the said party of the second part, its representatives or assigns, at any time thereafter, to sell the premises hereby granted or any part thereof in the manner prescribed by law, appraisement hereby waived: 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 any moneys advanced for the payment of taxes or other liens, and a reasonable sum as attorneys