Provided Always, and this instrument is made, executed and delivered upon the following conditions to-wit:

First: Said Dellaney Bowlin and Eliza Bowlin are justly indebted unto the said party of the second part in the principal sum of Fifteen Hundred ($1500.00) Dollars, in gold coin of the United States of the present standard of weight and fineness, being for a loan thereof made by the said party of the second part, to the said first parties and payable according to the tenor and effect of a certain negotiable promissory note numbered 1 executed and delivered by the said Delaney Bowlin and Eliza Bowlin bearing date January 24th 1908, payable to the order of said Carrie E. Ostlander two years after date at - with interest thereon from date until maturity, at the rate of 10 per cent per annum, payable semiannually on the 24th day of July and 24th day of January in each year, and - per cent per annum after maturity, the installments of interest being further evidenced by - coupons attached to said principal note and of even date therewith and payable to the order of said - at -.

Second: Said parties of the first part agree to pay all taxes and assessments on said lands and premises when the same are due and to keep all buildings and improvements on said land insured in some responsible fire insurance company, to the satisfaction of the holder hereof in the sum of Fifteen Hundred Dollars, the policy to be made payable to the holder hereof, as additional security to this loan and if the taxes or insurance premiums are not paid when due by the parties of the first part, the holder hereof may pay the same and this mortgage shall be security also for such payments, with interest thereon at the rate of 10 per cent per annum and the first parties