

Know all Men by these Presents, That James Hedley and Emma Hedley, Husband and Wife of Douglas County, Kansas party of the first part, in consideration of the sum of One Thousand Dollars, in hand paid by the Lombard Investment Company, party of the second part, do hereby sell and convey unto the Lombard Investment Company, the following described premises, situated in the County of Douglas and State of Kansas, to-wit:

The South half ($\frac{1}{2}$) of the North West Quarter of Section Number Seven (7) and the North fourth ($\frac{1}{4}$) of the South West Quarter of Section Number Seven (7) All in Township Number Fifteen (15) of Range Number Twenty One (21) East of the Sixth Principal Meridian; containing in all One hundred and twenty acres, more or less, according to Government Survey.

To Have and to Hold the premises above described, with the appurtenances therunto belonging, to said Lombard Investment Company, and to its successors and assigns forever. And the said party of the first part covenants with the said party of the second part, as follows:

First.— That they have good right to sell and convey said premises.

Second.— That the said premises are free from encumbrance.

Third.— That they will warrant and defend the title against the lawful claims of all persons.

Fourth.— That they do hereby release all rights of dower in and to said premises, and relinquish and convey all their rights of homestead therein.

Fifth.— That they will pay to