

This Indenture, Made this 20th day of July in the year of our Lord one thousand eight hundred and eighty-seven between George B. Hickok and Mary Hickok his wife of Lawrence in the County of Douglas and State of Kansas, of the first part, and Mary J. Smith of Little Rock Arkansas of the second part:

Witnesseth, That the said parties of the first part, in consideration of the sum of Twenty Five Dollars to them duly paid, the receipt of which is hereby acknowledged, have sold, and by these presents do grant, bargain, sell and mortgage to the said party of the second part her heirs and assigns forever, all that tract or parcel of land situated in the County of Douglas and State of Kansas, described as follows, to-wit:

Lot No. Eight (8) in Block No. Twenty-three (23) in Sinclair's Addition to the City of Lawrence with the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said George B. Hickok doth hereby covenant and agree that at the delivery hereof he is the lawful owner of the premises above granted, and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances.

This Grant is intended as a Mortgage, to secure the payment of the sum of Twenty Five Dollars due in one (1) year from date with interest from date until paid at the rate of ten percent per annum according to the terms of a certain promissory note this day executed and delivered by the said George B. Hickok 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 out, 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

on the original mortgage there is inclosed as follows
In consideration of full payment of the within mortgage Sherry
releases the same this 14 day of June A.D. 1887

Mary J. Smith
by Wm J. Sinclair
her attorney-in-fact

Recorded June 14 1887
B. J. Brown, Register of Deeds