

receipt of which is hereby acknowledged have sold, and by these presents, do grant, bargain, sell and mortgage to the said parties of the second part, their 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 (105) one hundred and three on Louisiana Street, in Lawrence, Douglas County, Kansas.

with the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said parties of the first part 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.

This grant is intended as a Mortgage to secure the payment of the sum of Three Hundred Forty Five and $\frac{34}{100}$ (\$345.³⁴) as follows: One Note of \$113⁰⁰ payable in four months, the second note for \$113⁰⁰ payable in seven months and the third for \$113⁰⁰ payable in ten months all bearing interest at 7 per cent. from the date hereof according to the terms of three certain promissory notes this day executed and delivered by the said parties of the first part to the said parties 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 parties of the second part their 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 parties of the second part their executors, administrators or assigns, and out of all the money arising from such sales, to retain the amount then due for principal and interest, together with

The following is contained in the original instrument

1st 2nd 3rd 4th 5th 6th 7th 8th 9th 10th 11th 12th

Recorded of Henry & Wright. And the certain mortgage the sum of Three hundred forty five and $\frac{34}{100}$ dollars

on full satisfaction of the within mortgage. J. L. Farns & Co

Recorded February 17th 1885

James Brooks Register of deeds