

This Indenture, Made this 12th day of July in the year of our Lord one thousand eight hundred and eighty seven, between J. R. Nickum & Mary A. Nickum husband & wife of Baldwin in the County of Douglas and State of Kansas, of the first part and Letitia Lifford of the second part,

Witnesseth, That the said parties of the first part, in consideration of the sum of four hundred 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:

East half (1/2) of Lot "V" and Two feet Three inches (2 3/4 in) off the East side of the West one half of Lot V High Street Baldwin City Kansas with all 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 encumbrances

This Grant is intended as a Mortgage to secure the payment of the sum of Four hundred dollars according to the terms of one certain promissory note this day executed and delivered by the said parties of the first part to the said party of the second part: said note due in two years the said parties of the first part reserving the right to pay it in one year and drawing 12% interest per annum, and payable semi-annually according to the terms of four coupons notes attached thereto and this conveyance shall be void if such payments be made as herein specified. But if default be made in such payment, or any part thereof, or interest hereon, or the taxes, or if the insurance is not kept up thereon, then this conveyance shall become

The following is returned on the original instrument
For value received hereby order this Mortgage cancelled
from off the Record The notes thereby secured have been paid

Cancelled November 25th 1889

J. R. Nickum

Letitia Lifford