

This Indenture, Made this fifth day of July, in the year of our Lord one thousand eight hundred and eighty seven, between Martha J. Kirkpatrick a widow (being of lawful age) of the County of Douglas and State of Kansas, of the first part, and W. W. Hubbard of Boston Mass of the second part.

Witnesseth, That the party of the first part, in consideration of the sum of Three hundred Dollars to her in hand paid, the receipt whereof is hereby acknowledged, has sold, and by these presents does grant, bargain, sell and convey to the said party of the second part his heirs and assigns forever, the following tract or parcel of land situated in the county of Douglas and State of Kansas, described as follows, to-wit:

Lots Twelve (12) Thirteen (13) Fourteen (14) and Twelve (12) feet of Fifteen (15) on Eighth Street Baldwin City County and State as above

with the appurtenances and all the estate, title and interest of the said party of the first part therein. And the said party of the first part does hereby covenant and agree that at the delivery hereof she 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; that she has good right to sell and convey said premises, and that she will warrant and defend the same against the lawful claims of all persons.

This Grant is intended as a Mortgage to secure the payment of the sum of Three hundred Dollars and interest thereon, according to the terms of one certain mortgage note and interest notes or coupons, this day executed by the said Martha J. Kirkpatrick to-wit:

Note No. 1, for Three hundred Dollars due July 5th 1890, and dated July 5th 1887, payable to W. W. Hubbard or order, at the Peoples National Bank Burlington Kansas with interest payable annually, on the fifth day of July in each year, according to coupons attached to said note. The party of the first part further agree that she will pay all taxes and assessments upon the said premises before they shall become delinquent and they will keep the buildings on said property insured in some approved Insurance Company, payable in case of loss to the mortgagee or assigns, and deliver the policy to the mortgagee, as collateral security hereto. Now, if such payments be made as herein specified, this conveyance shall be void, and shall be released upon demand of the party of the first part. But if default be made in the payment of said principal sum or any part thereof, or any interest thereon, or of

The following is indorsed on the original instrument
The note herein described having been paid in full, this mortgage is hereby released and the lien thereby created discharged
At witness my hand this 3d day of Aug. A.D., 1897
W. W. Hubbard

Recorded September 11 1897
Attest
James Bracke
Register