

This Indenture, Made this seventh day of April in the year of our Lord, one thousand eight hundred and eighty seven, between Robert A. Edgar and wife Maud Edgar of Lawrence in the County of Douglas and State of Kansas of the first part, and William F. Sinclair of the second part:

Witnesseth, That the said parties of the first part, in consideration of the sum of Two Hundred and Sixty 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, his 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: Lots Nos. Eighteen (18) and Nineteen (19) in Addition No. Eleven (11) in that part of the City of Lawrence formerly known as North Lawrence.

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 Two Hundred and Sixty Five Dollars, payable on or before 5 years from date with interest at the rate of 8% per annum, payable semi-annually until paid. Said \$265 being part purchase money on above lots.

According to the terms of two certain Promissory notes this day executed and delivered by the said Parties of the first part 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 his executors, administrators, ^{and} assigns at any time thereafter, to sell the premises hereby granted, or any part thereof, in the

The following is indorsed on the original instrument

Lawrence, Mo. July 23 1890

Record of Robert A. and Maud Edgar the within named Mortgage the sum of Two Hundred and sixty five Dollars in full satisfaction of certain Mortgage

Wm F Sinclair

Recorded July 23rd 1890 at 532-ville-1 PM James B. Smith

Register of Deeds