

Recorded July 18, 1887 at 1²⁵ O'clock P.M.

B. J. Brown

Register of Deeds

This Indenture, Made this 12th day of July in the year of our Lord one thousand eight hundred and eighty seven, between C. A. Boicourt (widow) of Baldwin City in the County of Douglas and State of Kansas, of the first part, and J. H. Bristow of the second part.

Witnesseth, That the said party of the first part, in consideration of the sum of Four hundred Dollars, to her duly paid, the receipt of which is hereby acknowledged, has sold and by these presents does 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:

The South Twelve (12) feet of lot twenty six (26) All of Lots Twenty seven (27) Twenty eight (28) and the north sixteen (16) feet of Lot Twenty nine (29) on Sixth street all situate in Baldwin City.

with all the appurtenances, and all the estate, title and interest of the said party of the first part therein. And the said C. A. Boicourt 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 encumbrances except a mortgage of Five hundred & fifty dollars in favor of James Pindley.

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 C. A. Boicourt to the said party of the second part: Said note payable one year after date with interest at the rate of 12% payable quarterly according to the tenor of four coupons 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 thereon, or the taxes, or if the insurance

The following is recorded on the original instrument
Baldwin Mo Sept 17, '88
The conditions of this mortgage having been fully complied with the Register of Deeds of Douglas County is hereby authorized to discharge same from record
Recorded Sept 17, 1888
J. H. Bristow
Charles Brooks Register of Deeds