

This Indenture, Made this Second day of April in the year of our Lord, one thousand eight hundred and eighty eight by and between Arthur M. Evans & Mary E. Evans his wife of the County of Douglas and State of Kansas party of the first part and the Western Farm Mortgage Trust Company of Lawrence, Kansas, party of the second part.

Witnesseth, That the said party of the first part, for and in consideration of the sum of Five Hundred Dollars, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, has Granted Bargained & Sold, and by these presents does Grant, Bargain, Sell, Convey & Confirm unto the said party of the second part, and its successors & assigns forever, all the following described tract, piece, or parcel of land lying and situate in the County of Douglas and State of Kansas to-wit: Lots One (1) Three (3) Five (5) Seven (7) & Nine (9) on Tremont Street. Lots Two (2) Four (4) Six (6) Eight (8) & Ten (10) on Elm Street in Baldwin City.

To have and to hold the same, with all and singular the hereditaments and appurtenances therunto belonging, or in anywise appertaining, and all rights of homestead exemption unto the said party of the second part, its successors and assigns forever. And the said party of the first part does hereby covenant & agree that at the delivery hereof he 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, and that he will Warrant & Defend the same in the quiet and peaceable possession of the said party of the second part, its successors and assigns forever, against the lawful claims of all persons whomsoever.

Provided Always, and this instrument is made executed & delivered upon the following conditions, to-wit:

First: The said party of the first part is justly indebted unto the said party of the second part in the principal sum of Five Hundred Dollars, lawful money of the United States of America, being for a loan thereof made by the said party of the second part to the said party of the first part, & payable according to the tenor and effect of one certain Real Estate Mortgage Bond numbered 9314, executed and delivered by the said party of the first part bearing date April Second 1888 and payable to the order of said party of the second part the first day of April A.D. 1893 at the Third National Bank in the City of New York, with interest thereon, if not paid at maturity.