

MORTGAGE RECORD

P. T. Foley, Blank Book Manufacturer, Lawrence, Kans.

This Indenture, Made this twenty second day of April in the year of our Lord one thousand eight hundred and eighty Nine between Frank Bauer and Mary E. Bauer his wife of Lawrence in the County of Douglas and State of Kansas of the first part, and Frank Brune of the same place of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of Two hundred and thirty 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 this 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: Lot No. 115 E One hundred and fifty eight in Block No. 6, Fifty six West Lawrence according to a plat filed in the office of the Clerk of the District Court of said County on the 25 day of September A.D. 1886 being the premises this day conveyed to the said Frank Bauer by the heirs of W. M. Johnston and.

with all the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said Grantors do hereby covenant and agree that at the delivery hereof they 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 thirty dollars according to the terms of One certain promissory note this day executed and delivered by the said Frank Bauer to the said party of the second part: payable to the order of said Frank Brune one year after date at eight per cent interest and being for said sum of Two hundred and thirty dollars

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 is not kept up thereon, then this conveyance shall become absolute, and the whole amount shall become due and payable, and it shall be lawful for the said party of the second part this executors, administrators and assigns, at any time thereafter, to sell the premises hereby granted, or any part thereof, in the manner prescribed by law, appraisement hereby waived or not at the option of the party of the second part this executors, administrators or assigns; and out of all the moneys arising from such sales, to retain the amount then due for principal and interest, together with the costs and charges of making such sales, and the overplus, if any there be, shall be paid by the party making such sale on demand to the said Frank Bauer his heirs and assigns.

In Witness Whereof, The said parties of the first part, have hereunto set their hands and seals the day and year first above written.

Signed and delivered in presence of

Frank Bauer (SEAL.)
Mary E. Bauer (SEAL.)
(SEAL.)
(SEAL.)

STATE OF KANSAS, } ss.
County of Douglas

Be it Remembered, That on this 22 day of April, A. D. 1889, before me, R. H. Horton, a Notary Public in and for said County and State, came Frank Bauer and Mary E. Bauer his wife to me personally known to be the same person who executed the foregoing instrument, and duly acknowledged the execution of the same.

In Witness Whereof, I have hereunto set my hand and affixed my official seal on the day and year last above written.

My commission expires April 9 1893.

Recorded April 24 A. D. 1889, at 12 o'clock P. M.

R. H. Horton Notary Public
Douglas County, Kans.
James Brooks Reg. of Deeds

The following is entered on original document
In consideration of full payment of the within mortgage I hereby release the same this 19 day of Oct. 1893

Recorded Oct 19, 1893 at 9:30 o'clock PM, James Brooks, Register of Deeds, W. C. Carman, Deputy