

MORTGAGE RECORD

F. J. Foley, Blank Book Manufacturer, Lawrence, Kans.

This Indenture, Made this Nineteenth day of August in the year of our Lord one thousand eight hundred and eighty nine between Thomas M. Laughlin and Catharine M. Laughlin his wife of the first part, and William S. Sinclair, of Lawrence Kansas of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of One hundred and fifty 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: The North East Quarter Section No. twenty four 24 in Township No. Thirteen 13 South, of Range No. Twenty 20 East of 6th Principal Meridian containing 160 acres, more or less, subject, however, to a mortgage to said William S. Sinclair for \$650, recorded in Book 12 of Mortgages, at page 16

with all 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 except as above

This grant is intended as a Mortgage to secure the payment of the sum of One hundred and fifty Dollars in three years from date according to the terms of one certain promissory note this day executed and delivered by the said Thomas M. Laughlin and Catharine M. Laughlin to the said party of the second part: with interest after maturity at the rate of ten percent per annum in the interest from date to maturity or default being evidenced by coupons attached to said note.

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 his 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 his 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 parties of the first part, their 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

Witness to said
S. A. Wright

Thos M Laughlin (SEAL.)
Thos M Laughlin (SEAL.)
Catharine M Laughlin (SEAL.)
(SEAL.)

STATE OF KANSAS,

County of Douglas } ss.

Be it Remembered, That on this 19th day of August, A. D. 1887, before me, Alfred Whitman, a Notary Public in and for said County and State, came Thomas M. Laughlin and Catharine M. Laughlin his wife to me personally known to be the same persons 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 January 19 1891.Alfred Whitman

Notary Public.

Recorded Aug 19 A. D. 1887, at 3 o'clock P. M.

James Brooks
Reg. Uter of Deeds.

The following is indexed on previous instrument
In consideration of full pay-
ment of the within mortgage
I hereby release the same this
22nd day of June 1897.
Wm. S. Sinclair

Recorded Oct 18th 1900
By Wm. S. Sinclair
Register of Deeds

(S. A.)