

MORTGAGE RECORD

P. T. Foley, Blank Book Manufacturer, Low Price, 1887

This Indenture, Made this twenty sixth day of October in the year of our Lord one thousand eight hundred and eighty nine between Conelia J. Deering (widow) of Lawrence in the County of Douglas and State of Kansas of the first part, and William J. Towne of Newton Massachusetts of the second part,

Witnesseth, That the said part y of the first part in consideration of the sum of Three hundred (\$300.00) DOLLARS, to her duly paid, the receipt of which is hereby acknowledged, has sold and by these presents doth grant, bargain, sell and mortgage to the said part y 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: Part of the North west quarter of Section thirty six (36) Township Twelve (12) Range Nineteen (19) East of the fifth Principal Meridian, viz: Beginal a point eight hundred and seventy eight (878) feet east of a point nineteen chains (19) and twenty links (20) South of the north west corner of said quarter section then north five hundred and nineteen feet (519) then east two hundred and twenty feet (220) then south five hundred and nineteen feet (519) then east two hundred and forty five feet (245) then south two hundred and fourteen feet (14) then west four hundred and sixty five feet (465) then north two hundred and fourteen feet (14) to place of beginning with all the appurtenances, and all the estate, title and interest of the said part y of the first part therein. And the said Conelia J. Deering doth hereby covenant and agree that at the delivery hereof 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

This grant is intended as a Mortgage to secure the payment of the sum of Three hundred dollars interest thereon at Three cent per annum according to the terms of one certain coupon note this day executed and delivered by the said Conelia J. Deering to the said part y of the second part: dated December 26<sup>th</sup> 1887 and payable five years after the first day of January 1892 and the interest payable semi-annually from said 1<sup>st</sup> day of July 1889.

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 part y 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 part y 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 part y making such sale on demand to the said Conelia J. Deering her heirs and assigns.

In Witness Whereof, The said part y of the first part, has hereunto set her hand and seal the day and year first above written.

Signed and delivered in presence of Conelia J. Deering (SEAL.)  
Chas Chadwick (SEAL.)  
(SEAL.)  
(SEAL.)

STATE OF KANSAS, } ss.  
County of Douglas

Be it Remembered, That on this 26<sup>th</sup> day of October, A. D. 1889, before me, \_\_\_\_\_ a Notary Public in and for said County and State, came Conelia J. Deering who is \_\_\_\_\_ 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 Sept 6 1891. Chas Chadwick Notary Public  
Recorded Oct 25 A. D. 1889, at 10<sup>15</sup> o'clock A. M. Douglas County  
James Brooks Reg. Secy of Deeds.

This following instrument is on original instrument  
Its consideration is full paid  
ment of the within mortgage  
I hereby release the same this  
..... day of June 1892  
at Lawrence Kansas in presence of  
W. J. Towne  
W. J. Towne  
Recorded June 11, 1892 at 3 o'clock  
By W. J. Towne Reg. Secy of Deeds.