

This Indenture, Made this seventeenth day of March in the year of our Lord one thousand eight hundred and eighty ninety between John H. Peraw and Lydia H. Peraw his wife both of the Township of Palmyra in the County of Douglas and State of Kansas of the first part, and Hugh Blair of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of Three hundred and twenty five 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 West half of the North West quarter and the South East half of said North West quarter of Section Fifty Eight and Acres 15 3/4 of the East half of said North West quarter of Section Ninety Nine in Township Fourteen North Range Twenty West in said County and State, containing in all by admeasurement one hundred and twenty nine and 7/129 acres be the same more or less.

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 indefensible estate of inheritance therein free and clear of all incumbrances save and except a loan and \$700 @ 1 1/2 percent interest paid to 1st Oct 1899. Made in March 1898. Also a certain other mortgage for \$750 dated 2nd May 1898 to the said Hugh Blair.

This grant is intended as a Mortgage to secure the payment of the sum of Three hundred and twenty five dollars according to the terms of one certain promissory note for two hundred dollars (\$200) to the said party of the second part: payable in 6 months with 10% interest. Also a certain other note for \$215 dated 10th April 1898 reduced by payment upon the execution of this mortgage to the sum of \$125. Drawn in interest from 17th March 1898 as specified in paid note. 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 seal the day and year first above written.

Signed and delivered in presence of

Charles Chadwick
Jennie Watt
Having first been read over and explained to the said Lydia H. Peraw and she has understood the same and made her mark hereunto in our presence
STATE OF KANSAS.
ss.
County of Douglas

John H. Peraw (SEAL.)
Lydia H. Peraw (SEAL.)

(SEAL.)

Be it Remembered, That on this 17th day of March, A. D. 1899, before me, Charles Chadwick, a Notary Public in and for said County and State, came John H. Peraw and Lydia H. Peraw 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 Sept 6 1891.

Recorded March 17 A. D. 1899, at 4 1/2 o'clock P. M. Douglas County

Charles Chadwick
Jennie Brooks
Notary Public.
Register of Deeds.

This following is a copy of original instrument
 To Notary Public in and for Douglas County, Kansas
 and the same being read and explained to the said
 John H. Peraw and Lydia H. Peraw his wife
 and she has understood the same and made her mark
 hereunto in our presence
 Received April 5, 1899 at 10 o'clock P.M.
 Charles Chadwick
 Notary Public in and for Douglas County, Kansas