

The following is endorsed on the original instrument
 the consideration of full payment of the mortgage
 I hereby release the same this 29th day of February 1892
 Mrs. Frances Reeper

Recorded February 29 1892

James Brooks

Record of Deeds

This Indenture Made this Thirteenth day of December in the year of our Lord one thousand eight hundred and ninety between William Oldham of Lawrence in the County of Douglas and State of Kansas, of the first part, and Mrs. Frances Reeper of the second part

Witnesseth That the said party of the first part, in consideration of the sum of Four thousand four hundred and sixty six Dollars, to him duly paid, the receipt of which is hereby acknowledged, has sold, and by these presents does grant, bargain, sell and mortgage to the said party of the second part her 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: Begin at the North West corner of the South East quarter of Section Thirty three (33) in Township Thirteen (13) Range Twenty (20) thence run East 160 rods thence South 50 rods thence West 120 rods, thence South 16 rods, thence West 3 rods to the center of Coal Creek thence Westerly along said creek to the West line of said South East quarter Section 33 Town 13 Range 20 thence North to the place of beginning less 3 acres Railroad And the North West quarter of the South West quarter of Section No Thirty four (34) in Township No Thirteen (13) of Range No Twenty (20) being the same premises this day conveyed by said Frances Reeper and her husband Abram Reeper to said William Oldham with the appurtenances and all the estate, title and interest of the said party of the first part therein. And the said party of the first part does hereby covenant and 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 and defend the same against all claims whatsoever.

This Grant is intended as a Mortgage to secure the payment of the sum of Four thousand four hundred and sixty six Dollars being a part of the purchase money of said above described lands and tenements due and payable in five annual payments with interest thereon from date at seven per cent per annum, according to the terms of One certain promissory note this day executed and delivered by said William Oldham (being for purchase money) to the said party of the second part, and this conveyance shall be void if such payment be made as in said note and in this instrument specified.

And the said party of the first part hereby agrees to pay all taxes and assessments levied and assessed against said premises before any costs or penalties shall accrue thereon, and to keep the buildings erected and to be erected on said premises insured in favor of the second party or her assigns, in the sum of One thousand six hundred Dollars, in