One Hundred and Eleven and $\frac{25}{100}$ Dollars, to her in hand paid, the receipt whereof is hereby acknowledged, has sold, and by these presents does grant, bargain, sell and convey to the said party of the second part his heirs and assigns forever, the following tract or parcel of land situated in the County of Douglas and State of Kansas, described as follows, to wit: Lots numbered One (1) and Two (2) in Block Fifteen (XV) in Lecompton

It is understood that this mortgage and the notes secured by the same are given as a part of the purchase price of the above described property 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 she is the lawful owner of the premises above granted, and seized of a good and indefeasible estate of inheritance therein; that she has good right to sell and convey said premises, subject however to a prior mortgage for \$200.00 made to Edward Russell by J. C. Lawrence dated Oct 31st 1888 and recorded in Book 19 at Page 627.

This Grant is intended as a Mortgage to secure the payment of the sum of One Hundred Eleven and $\frac{25}{100}$ Dollars, according to the terms of two certain mortgage notes a balance of \$4.35 on note of \$103.40 due Mch 1st 1891, and one of \$106.90 due Sep 1st 1891 executed by the said Eliza V. Haddon and signed also by Wm H. Haddon and Jacob Baughman all dated Decem. 13th 1890, payable to Russell + Metcalf or order, at the Lawrence National Bank, in Lawrence Kansas.

Now, If such payment be made as herein specified, this conveyance shall be void, and shall be released upon demand of the party of the first part. But if default be made in the payment of said principal sum, or any part thereof, or any interest thereon, or in the taxes or assessments, or if default be made in the payments upon the first mortgage or any agreement therein, then this conveyance shall become absolute, and the whole of said principal and interest shall immediately become due and payable at the option of the party of the second part, and in case of such default of any sum covenanted to be paid, for the period of ten days after the same becomes due, the said first parties agree to pay to said second party and his assigns, interest at the rate of 10 per cent. per annum computed annually on said notes from the date thereof to the time when the money shall be actually paid, and any payment made on account of interest shall be credited in said computation, so that the total amount of interest collected shall be and not exceed the legal rate of 10 per cent; but the party of the the second part may pay any unpaid taxes charged against said property, or may pay the interest coupons upon the first mortgage, and may pay for any insurance required under the first mortgage, and may recover for all such payments, with interest at ten per cent, in any suit for foreclosure of this mortgage; and it shall be lawful for the party of the second part his executors

The foregoing was indorsed on the original instrument
The note herein described having been paid in full this mortgage
is hereby released and the lien thereby created discharged
As witness my hand this 30th day of November 1897
Edward Russell

Recorded August 27, 1897
G. D. Lawson
Register of Deeds
by [illegible] Deputy