This Indenture, Made this First day of April A.D. One Thousand Eight Hundred and Ninety Two by and between Robert A. Dodder and Sarah E. Dodder his husband and Wife of Douglas County and State of Kansas first party, and the Equitable Mortgage Company of Kansas City, Missouri, second party.

Witnesseth: That the said first party, in consideration of Nine Hundred Dollars, in hand paid, the receipt of which is hereby acknowledged, have granted and sold and by these presents do Grant, Bargain, Sell, Convey and Confirm unto the said Equitable Mortgage Company, its successors and assigns forever, the certain premises or tract or parcel of Real Estate, situated in Douglas County, State of Kansas, described as follows, to-wit: The South Half of the South East Quarter of Section Thirty One in Township Fourteen and the East Half of the North East Quarter of Section Six in Township Fifteen all South of Range Eighteen East of the Sixth Principal Meridian; containing One Hundred and Sixty acres according to United States Government Survey. S½ S.E.¼ 31-14 and E½ N.E.¼ 6-15 all R 18 E 6 P.M. 160 Ac.

To Have and to Hold the above described premises, and all appurtenances thereto belonging unto the said second party, its successors and assigns forever. The said first party represent to and covenant with the said second party that they hold said premises in fee simple; that they have good and lawful right to sell and convey the same, that said premises are free and clear from all liens and incumbrances, and that they will warrant and defend the title to said premises against the lawful claims of all persons whomsoever. And the said first party hereby expressly relinquish, release and convey all right of Homestead Exemption and every contingent right in and to said premises. Provided, always, and these presents are made upon the following express conditions: That if the said first party shall pay said second party the sum of Nine Hundred Dollars, on the first day of April A.D. 1897 with interest on the same from this date until paid, at the rate of Six per cent. per annum, payable semi-annually on the first day of April and the first day of October in each year, according to the tenor and effect of the One bond or promissory note and interest coupons executed and delivered by said party of the first part and bearing even date herewith, payable at the office of the Equitable Mortgage Company, in New York City, N. Y.; the said party of the first part reserving the right however, to pay the principal in full at the maturity of the second interest coupon, or at any interest payment thereafter before maturity, provided thirty days notice in writing shall be given of intention to make such payment; and if said first party shall well and truly keep and perform all and singular the covenants, conditions, stipulations and agreements herein contained for said first party to keep and perform, then these presents and all the estate hereby created shall cease and be void; otherwise to remain in full force and effect.

It is further Covenanted, Stipulated and Agreed between the parties hereto:

First: That the said first party shall pay all taxes and assessments now due, or which may become due, on said premises before the same become delinquent, and in case not so paid the holder of this Mortgage may pay such taxes and assessments, and re-

For value received, the Equitable Mortgage Company of Kansas City, Missouri, hereby sells and conveys all its right, title and interest in and to the within Mortgage, and the debt therein mentioned, to Harriet A. Warfield, with full power and authority to transfer the same if necessary and to receive for and enjoy the avails and proceeds thereof. In witness whereof, the said Equitable Mortgage Company has caused this Assignment to be executed by its President and its corporate seal to be affixed, this 25th day of April A.D. 1892.

Signed and sealed in presence of
M. L. Wright
Geo. E. Wright

Equitable Mortgage Company
By Wm. Lay Pabst, President

State of New York, City and County of New York, ss.
On this 25th day of April A.D. 1892 before me personally appeared Wm. Lay Pabst, to me known and who being by me duly sworn, did depose and say that he resides in the City of New York; that he is the President of the Equitable Mortgage Company, the corporation described in and which executed the foregoing instrument; that he knows the seal of said corporation; that the seal affixed to said instrument is such corporate seal; that it was so affixed by order of the Board of Directors of said corporation, and that he signed his name thereto by like order.

Witnesses
Wm. Lay Pabst
Wm. Lay Pabst
Notary Public.

Released Dec. Book 33. Page 382. My Commission expires Feb. 20. 1896.