

JOURNAL CO., LAWRENCE, KAN.

This Indenture, Made this 22<sup>d</sup> day of October in the year of our Lord one thousand eight hundred and ninety two between William C. Lappis and Minna C. Lappis his wife of Grant Township in the County of Douglas and State of Kansas of the first part, and George H. Ross of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of Two thousand 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 North East quarter of the North East quarter of Section Thirteen (13) Township Twelve (12) South of Range Nineteen (19) East of the 6<sup>th</sup> principal Meridian containing 40 acres 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 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 Two thousand Dollars two years after date according to the terms of one certain promissory note this day executed and delivered by the said William C. Lappis and Minna C. Lappis to the said party of the second part: with interest from date at the rate of seven per cent per annum payable annually according to two interest coupons attached to said note

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 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 Mortgagor herein their heirs and assigns. This mortgage is given to secure payment of part purchase money said premises.

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

Geo. H. BanksWilliam C. Lappis

(SEAL.)

Minna C. Lappis

(SEAL.)

(SEAL.)

(SEAL.)

STATE OF KANSAS, } ss.  
County of Douglas

Be it Remembered, That on this 22<sup>d</sup> day of October, A. D. 1892, before me Geo. H. Banks, a Notary Public in and for said County and State, came William C. Lappis and his wife Minna C. Lappis to me personally known to be the same persons 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 Dec. 12 1892Recorded Oct. 22 A. D. 1892, at 12 o'clock P. M.Geo. H. Banks

Notary Public.

James Brooks

Register of Deeds.

The following mortgage was recorded and the original instrument thereon is hereby released and the bond hereby created discharged. 15th March my hand this 20<sup>th</sup> day of February, A.D. 1894

W. C. BeardsleyAttest J. A. Beardsley

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By C. H. Fisher DeputyReg. of DeedsSee Book 26 Page 112. Acquired & Bought 477Recorded March 6<sup>th</sup> 1894E. D. OsbornRegister of Deeds