

JUANAL CO., LAWRENCE, KAN.

This Deed is acknowledged on the original instrument)

\$200. Received of William J. Roper & Maggie Roper his wife  
Received of William J. Roper & Maggie Roper his wife  
mortgage the sum of Two Hundred Dollars, in full  
satisfaction of the accrued mortgage. Catherine Melting of age.

**This Indenture**, Made this 11<sup>th</sup> day of December in the year of our

Lord one thousand eight hundred and ninety two between

William J. Roper and Maggie Roper his wife

of Lawrence in the County of Douglas and State of Kansas

of the first part, and William T. Sinclair, of same place

of the second part,

**Witnesseth**, That the said parties of the first part in consideration of the sum of

Two Hundred 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 Block No 47 in the City of Lawrence known as West Lawrence, except the following: Beginning at the South East corner of said North East quarter of Block 47, thence North on the East line

50 feet, thence a right angle West 150 feet, thence a right angle South 50 feet, thence

East 150 feet to beginning

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 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, and that they warrant and

defend the same in the quiet and peaceable possession of said second party, his heirs

and assigns forever, against all persons lawfully claiming the same.

This grant is intended as a Mortgage to secure the payment of the sum of

Two Hundred Dollars

according to the terms of one certain mortgage note this day executed and delivered by the

said parties of the first part to the said party of the second part;

due in five years from date, with interest from date to maturity or default, as evidenced

by coupons attached to said note and interest after maturity or at fault, at the rate

of ten percent per annum until fully paid

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 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 seals the day and year first

above written.

*Signed and delivered in presence of*

William J. Roper

(SEAL)

Maggie Roper

(SEAL)

(SEAL)

(SEAL)

STATE OF KANSAS, { ss.  
Douglas County }

**Be it Remembered**, That on this 13<sup>th</sup> day of December, A. D. 1892, before me

J. A. Night

, a Notary Public in and for said County and

State, came William J. Roper and Maggie Roper his wife

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

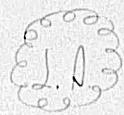
and year last above written.

My commission expires April 21 1895

Recorded Aug. 17-95 A. D. 1895, at 11<sup>th</sup> o'clock A.M.

*Notary Public*

*Designed See Book 51 Page 616*



James Brooks  
*Register of Deeds*