

JOURNAL CO. - LAWYER, KAN.

This Indenture, Made this 18th day of March in the year of our Lord one thousand eight hundred and ninety three between B. M. Gregory and Myrtle M. Gregory, his wife of Douglas in the County of Douglas and State of Kansas of the first part, and James M. Orath, of same place of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of Five Hundred and Fifty 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 West half of the South West quarter of Section No Four - Town (14), in Township No twelve (12) South, of Range No thirteen (13) East of the 6th PM, containing 80 acres of land 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 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 Five Hundred and Fifty Dollars, being part purchase money of above granted premises according to the terms of one certain mortgage note parties of the first part this day executed and delivered by the said parties of the first part to the said party of the second part: said note dated at Lawrence, Kansas, March 18, 1893, and made payable on or before five years after date, at The Watkins National Bank, with seven per cent interest per annum from date till paid, interest payable annually; right reserved to make partial payments 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 part of the second part 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

B. M. Gregory (SEAL.)
Myrtle M. Gregory (SEAL.)
 (SEAL.)
 (SEAL.)

STATE OF KANSAS, } SS.
 County of Douglas

Be it Remembered, That on this 18th day of March, A. D. 1893, before me J. A. Night a Notary Public in and for said County and State, came B. M. Gregory and Myrtle M. Gregory, 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.

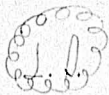
My commission expires April - 21 - 1895Recorded March - 21 - A. D. 1893, at 6 o'clock P. M.

Notary Public

Register of Deeds

The following is endorsed on the original instrument
 Received of B. M. Gregory
 \$1050. Lawrence Kansas July 31st 1893.
 The sum of Five Hundred and Fifty Dollars in full satisfaction of
 the within Mortgage

Recorded August 3rd 1893
 James Brooks



J. A. Night
James Brooks
 Register of Deeds

If a mortgage is endorsed on the original instrument