

JOURNAL CO., LAWRENCE, KAN.

This Indenture, Made this 27th day of February in the year of our Lord one thousand eight hundred and ninety three between Henry Mohler and his wife Mary Mohler of Marion in the County of Douglas and State of Kansas of the first part, and G. Groves Executor of the Estate of John R. Schopf deceased of the second part,

Witnesseth, That the said part^{ies} of the first part in consideration of the sum of Thirteen hundred (1300) 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 part^y 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 North West fractional quarter of Section Thirty (30) Township Fourteen (14) of Range Nineteen (19) less one acre in the northwest corner thereof

with all the appurtenances, and all the estate, title and interest of the said part^{ies} of the first part therein. And the said Henry Mohler hereby covenant and agree that at the delivery hereof he is the lawful owner 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 Thirteen hundred dollars and interest thereon according to the terms of One certain Note this day executed and delivered by the said Henry Mohler & Mary Mohler to the said part^y of the second part:

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 part^y of the second part his heirs, 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 heirs, 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 Henry Mohler his heirs and assigns.

In Witness Whereof, The said part^{ies} of the first part, have hereunto set their hands and seals the day and year first above written.

Signed and delivered in presence of
Anna Kutt witness to mark

Henry Mohler (SEAL.)
Mary Mohler (SEAL.)
(SEAL.)
(SEAL.)

STATE OF KANSAS, }
County of Douglas } ss.

Be it Remembered, That on this 27th day of February, A. D. 1893, before me A. E. Lacey a Notary Public in and for said County and State, came Henry Mohler and Mary Mohler 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 10th 1894
Recorded March 21 A. D. 1893, at 4 o'clock P. M.

A. E. Lacey Notary Public.
James Brook Register of Deeds.

The following is recorded on the original instrument
\$1300.00. Kingman Mass. Mar 10. 1897 Received of Henry Mohler & wife
the within granted mortgage the sum of Thirteen hundred Dollars and
full satisfaction of the within mortgage.
Granville Jager

Recorded March 10th 1897
James Brook Register of Deeds

Assigned see Book 26 Page 187