

This Indenture, Made this First day of May in the year of our Lord one thousand eight hundred and ninety three between Albert Becker and Savonia J. Becker wife of Lawrence in the County of Douglas and State of Kansas of the first part, and Martha B. Wallace of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of Eight 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 her 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: All of Lot One hundred and fifty eight (158) and the South Twelve and half (12 1/2) feet of Lot One hundred and fifty six (156) on Ohio Street in the City of Lawrence Kansas

and all the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said Albert Becker and Savonia J. Becker 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 Eight hundred Dollars according to the terms of One certain Note and ten coupons this day executed and delivered by the said Albert Becker and Savonia J. Becker to the said party of the second part: her heirs or assigns

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 her 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 her 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 Albert Becker heirs and assigns.

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

Albert Becker (SEAL.)
Savonia J. Becker (SEAL.)
(SEAL.)
(SEAL.)

STATE OF KANSAS, } ss.
Douglas County

Be it Remembered, That on this 4 day of May, A. D. 1893, before me John M. Newlin, a Notary Public in and for said County and State, came Albert Becker and Savonia J. Becker to me personally known to be the same person 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 28, 1895 John M. Newlin Notary Public
Recorded May 8, A. D. 1893, at 4:25 o'clock P. M.
James Brooks Register of Deeds

The following is indorsed on the original instrument
Received of Albert Becker the within named
\$500.00 Mortgage of Eight Hundred Dollars in full
Satisfaction of the within mortgage
Martha B. Wallace
By Frank H. Sweet
her Attorney in fact
May 2nd 1893.
Recorded May 4th 1893



This is indorsed on the original instrument