

JOURNAL CO. LAWRENCE, KAN.

This Indenture, Made this 3<sup>rd</sup> day of July in the year of our Lord one thousand eight hundred and ninety Three between James Robert Spencer and Jennie Spencer his wife of Lawrence in the County of Douglas and State of Kansas of the first part, and L. U. Todd of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of One 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: Lot number One hundred and eighteen (118) in Block number Twenty eight (28) in that part of the City of Lawrence known as West Lawrence Douglas County Kansas.

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 One hundred and fifty Dollars according to the terms of One certain Promissory Note this day executed and delivered by the Parties of the First Part to the said party of the second part: Payable eighty Months after date to order of party of second part at the Merchants National Bank, Lawrence, Kans. with interest at 9% from date until 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

Jennie Matt  
Having first been read over and explained to the said parties of the first part who said they understood the same, made their marks hereto in my presence

James Robert Spencer (SEAL.)

Jennie Spencer (SEAL.)

(SEAL.)

(SEAL.)

STATE OF KANSAS, } ss.  
County of Douglas

Be it Remembered, That on this 3<sup>rd</sup> day of July, A. D. 1893, before me Hugh Blair, a Notary Public in and for said County and State, came James Robert Spencer and Jennie Spencer 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 28<sup>th</sup> Dec - 1893 Hugh Blair Notary Public.  
Recorded July 6 A. D. 1893, at 9<sup>30</sup> o'clock M.

James Brooks Register of Deeds.

The following is indexed Original Instrument  
The note herein described having been paid in full, this mortgage is hereby released  
and the lien thereby created discharged.

Attest: As witness my hand, this 23<sup>rd</sup> day of April A.D. 1896  
L. U. Todd

James Brooks  
Register of Deeds  
Recorded April 28<sup>th</sup> 1896