

This Indenture, Made this First day of August in the year of our Lord one thousand eight hundred and ninety three between B. M. Gregory and Myrtle M. Gregory (wife) of Lawrence in the County of Douglas and State of Kansas of the first part, and Mary J. Bailey of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of Fifteen 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: East half (1/2) of North East quarter (1/4) of Section Twenty three (23) Township Twelve (12) Range Nineteen (19)

with all the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said B. M. Gregory and Myrtle M. Gregory 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 Fifteen Hundred Dollars according to the terms of One certain Note with Interest Coupons this day executed and delivered by the said B. M. Gregory and Myrtle M. Gregory 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 B. M. Gregory her 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
B. M. Gregory (SEAL.)
Myrtle M. Gregory (SEAL.)
 (SEAL.)
 (SEAL.)

STATE OF KANSAS, }
 County of Douglas } ss.

Be it Remembered, That on this 3rd day of August, A. D. 1893, before me J. N. Corse, 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 January 16, 1897
 Recorded Aug 11 A. D. 1893, at 2⁴⁵ o'clock P-M.



J. N. Corse Notary Public.
James Brooks Register of Deeds.

The following is inclosed in the original instrument
 The note herein described having been paid in full this August 1893
 is hereby released and the said Gregory created discharged
 As witness my hand and seal this day August A. D. 1900
Mary J. Bailey
Miss B. M. Gregory
John W. Womack
Register of Deeds
 Recorded Aug 18th 1900