

JOURNAL CO., LAWRENCE, KAN.

This Indenture, Made this 25<sup>th</sup> day of April in the year of our Lord one thousand eight hundred and Ninety Four between J. M. Sullivan and Lucy M. Sullivan (wife) of Baldwin City in the County of Douglas and State of Kansas of the first part, and The Educational Association of The Methodist Episcopal Church of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of Five Hundred (\$500.00) 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 their 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 North Thirty Acres (30<sup>0</sup>) less (9 1/3<sup>0</sup>) Hogans Addition, E. 1-7 of S. M. 1-4 Sec 15, Range 20

with all the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said J. M. Sullivan and Lucy M. Sullivan (wife) 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 Dollars according to the terms of a certain Mortgage Note this day executed and delivered by the said J. M. Sullivan and Lucy M. Sullivan to the said party 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 party of the second part their 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 their 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 J. M. Sullivan and Lucy M. Sullivan their 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

J. M. Sullivan (SEAL.)  
Lucy M. Sullivan (SEAL.)  
 (SEAL.)  
 (SEAL.)

STATE OF KANSAS,  
Douglas County } ss.

Be it Remembered, That on this 25 day of April, A. D. 1894, before me J. E. Hair, a Notary Public in and for said County and State, came J. M. Sullivan and Lucy M. Sullivan 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 Aug 3 1896Recorded April 25 A. D. 1894, at 5 o'clock P. M.

James Brooks  
 Register of Deeds.

The following is indorsed on the original instrument  
 Baldwin, Kansas April 30 1894. Received of J. M. Sullivan  
 the within named mortgage the sum of Five hundred  
 Dollars in full satisfaction of the within mortgage  
 Charles P. Jones,  
 Treasurer Kas. Educational Assn M. E. Church  
 Recorded May 2<sup>nd</sup> 1894  
 James Brooks  
 Register of Deeds