

livery 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, except one certain Mortgage of three Hundred Dollars of even date. This Grant is intended as a mortgage to secure the payment of the sum of One Hundred Dollars, according to the terms of one certain note this day executed by the said Louis F. Woodring and Lillie Woodring wife to the said party of the second part.

And this conveyance shall be void if such payment be made as is 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 shall be due and payable, and it shall be lawful for 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, appraised or not, at the option of the party of the second part, his executors, administrators or assigns, and out of all the money arising from such sale, to retain the amount then due for principal and interest, and also for statutory damages in case of protest, together with the costs and charges of making such sale, and a reasonable attorneys fee for foreclosure of this mortgage, the said fee to be due and payable on filing petition for foreclosure, and the overplus, if any there be, shall be paid by the party making such sale, on demand, to the said Louis F. Woodring and Lillie Woodring heirs and assigns.

In Witness Whereof, The said parties of the first part have hereunto set their hand and seals the day and year last above written.

Louis F. Woodring
Lillie Woodring

Seal
Seal

State of Kansas
County of Douglas ss.

Be it Remembered, That on this second day of March A.D. 1895 before me, a notary public in and for said County and State, came Louis F. Woodring and Lillie Woodring his wife 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 subscribed my name and affixed my official seal on the day and year last above written.

J. R.

J. R. Kenyon

Notary Public

Commission Expires May 29th 1898.

Recorded March 7. 1895 at 5:30 o'clock P.M.

James Brooks
Register of Deeds

The following is indexed an original instrument.
In consideration of full payment of the within mortgage & hereby
release the same this 2nd day of March 1896.
Recorded March 8th 1896

J. Groves

James Brooks

Register of Deeds

Fred Brooks, Deputy