

JOURNAL CO., LAWRENCE, KAN.

This Indenture, Made this Eighteenth day of February in the year of our Lord one thousand eight hundred and ninety five between George Irwin and Emma Irwin his wife of Lawrence in the County of Douglas and State of Kansas of the first part, and M. M. Doran of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of Two hundred and twenty five 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: Beginning at a point 34 rods East of the South West corner of the North West quarter of the North West quarter of Section number twenty nine Virgin Township No. 12 Range 20, thence North 20 rods, thence East 8 rods, thence South 20 rods, thence West 8 rods to beginning, containing one acre more or less, also better known and described as Lot No 15 of Addition number 8 in that part of the City of Lawrence formerly known as North Lawrence with all the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said George Irwin and Emma Irwin 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 two hundred and twenty five dollars according to the terms of One certain Real Estate Mortgage Note this day executed and delivered by the said parties of the first part to the said party of the second part: due and payable three years after date with interest at 8% per annum according to coupons thereto attached

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 therefor, 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 for 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 seal the day and year first above written.

Signed and delivered in presence of

Jennie Matt

George Irwin (SEAL.)
Emma Irwin (SEAL.)
 (SEAL.)
 (SEAL.)

STATE OF KANSAS, } ss.
 County of Douglas

Be it Remembered, That on this 18 day of February, A. D. 1895, before me, Hugh Blair, a Notary Public in and for said County and State, came George Irwin and Emma Irwin husband and 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 7th Dec 1897
 Recorded Feb 20 A. D. 1895 at 4 o'clock P. M.

Hugh Blair Notary Public.
James Brooks Register of Deeds.

The foregoing was indorsed on the original instrument
 The note herein described having been paid in full this mortgage
 is hereby released, and the lien thereby created, discharged
 As witness my hand, this 10th day of November A.D. 1898

M. M. Doran
Attest Hugh Blair

Recorded Nov. 10, 1898
G. D. Sarnian
 Register of Deeds
By W. C. Fisher Dep