

JOURNAL CO., LAWRENCE, KAN.

This Indenture, Made this twenty sixth day of March in the year of our Lord one thousand eight hundred and ninety six between Nellis A. Coleman and Leonora E. Coleman of Douglas in the County of Douglas and State of Kansas of the first part, and Charles P. Grosvonor of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of thirteen 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 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: The North One hundred (100) Acres of south east quarter of section six Township Thirteen (13) Range (19)

with all the appurtenances, and all the estate, title and interest of the said parties of the first part of the first part therein. And the said do hereby covenant and agree that at the delivery hereof they are the lawful owner of the premises above granted, and seized of a good and indefeasible estate of inheritance therein free and clear of all incumbrances they

This grant is intended as a Mortgage to secure the payment of the sum of thirteen hundred dollars and interest thereon according to the terms of three certain notes this day executed and delivered by the said Nellis A. Coleman to the said party of the second part: One note for \$400.00 payable in two years, one note for \$400.00 payable in four years, and one note for \$500.00 payable in six years

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 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 Nellis A. Coleman and Leonora E. Coleman 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

Nellis A. Coleman (SEAL.)
Leonora E. Coleman (SEAL.)
 (SEAL.)
 (SEAL.)

STATE OF KANSAS, }
 County of Douglas } ss.

Be it Remembered, That on this 26th day of March, A. D. 1896, before me, N. F. March, a Notary Public in and for said County and State, came Nellis A. Coleman and Leonora E. Coleman

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 set my hand and affixed my official seal on the day and year last above written.

My commission expires July 22 1897 N. F. March
 Recorded April 22 A. D. 1896 at 3:40 o'clock P. M. Notary Public.

James Brooks
 Register of Deeds.

The following is endorsed on the original instrument—
 This note herein described having been paid in full, this mortgage is hereby released, and the lien thereby created discharged. Witness my hand, this 20 day of Nov. A. D. 1901—
Charles P. Grosvonor

Recorded Nov. 20th 1901—
G. A. Johnson,
 Register of Deeds.
By Ellis B. Soperman,
 Deputy.