JOURNAL COMPANY, Printers, Binders and Blank Book Makers, Lawrence, Kansas

This Indenture, Made this Sixth day of Dec. A. D. 189[illegible], between Ellen H. Bunce and John J. Bunce, husband and wife of the first part, and of Douglas County, in the State of Kansas, Mrs. R. M. Forrest of the second part: of County, in the State of

Witnesseth, That said parties of the first part, in consideration of the sum of Two Hundred and Fifty AND 100 DOLLARS, the receipt of which is hereby acknowledged, do by these presents, grant, bargain, sell and convey unto said party of the second part, her heirs and assigns, all the following described REAL ESTATE, situated in Douglas County, and State of Kansas, to-wit:—

All that part of fractional Northwest quarter N.W. ¼ of Section Thirty Six (36) Township No. Eleven (11) South of Range No. Seventeen (17) East of 6th P.M. which lies North of a line drawn parallel with and one hundred (100) feet North of the center line of Main track of Kansas City, Topeka and Western Rail Road, and East of a line drawn in a Northerly direction at right angles to said center line of main track from a point on said center line of Main track Thirteen hundred fifty and 30/100 feet West of the East line of said quarter section measured along said center line of main track, containing Nine and one fifth 9 1/5 acres more or less

To Have and to Hold the Same, Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, forever:—

Provided, Always, And these presents are upon this expressed condition, that whereas said Ellen H. Bunce and John J. Bunce have this day executed and delivered a certain promissory note in writing to said party of the second part, of which the following is a copy: $250.00 Topeka Kansas Dec. 6th 1898 Three years after date we promise to pay to the order of Mrs. R. M. Forrest Two Hundred and Fifty Dollars at the office of L. E. Boorman & Co. Topeka, Kansas Value received with 8% interest after date. The said parties of the first part hereby agree to keep the buildings upon said above described property insured in the sum of Two Hundred and Fifty Dollars, loss if any payable to said second party or assigns as her interest may appear

Now, If said parties of the first part shall pay or cause to be paid to said party of the second part, her heirs or assigns, said sum of money in the above described note mentioned, together with the interest thereon, according to the terms and tenor of the same, then these presents shall be wholly discharged and void; and otherwise shall remain in full force and effect. But if said sum or sums of money, or any part thereof, or any interest thereon, is not paid, when the same is due, and if the taxes and assessments of every nature which are or may be assessed and levied against said premises or any part thereof are not paid when the same are by law made due and payable, then the whole of said sum and sums, and interest thereon shall, and by these presents become due and payable, and said party of the second part shall be entitled to the possession of said premises.

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

Ellen H. Bunce
John J. Bunce

STATE OF KANSAS, } SS:
Shawnee County,

Be it Remembered, That on this Sixth day of Dec. A. D. 189[illegible], before me the undersigned, a Notary Public in and for the County and State aforesaid, came Ellen H. Bunce and John J. Bunce husband and wife who are personally known to me to be the same persons who executed the within instrument of writing, and such persons they duly acknowledged the execution of the same.

In Testimony Whereof, I have hereunto set my hand, and affixed my Notarial Seal, the day and year last above written.

Edward F. Duren Notary Public

Term expires June 17, 1902 189

Recorded December 7 A. D. 189[illegible], at 8 00 o'clock A. M.

L. E. Boorman Register of Deeds

$276.00
Received of Ellen & Bunce and John J. Bunce the within named mortgagor the sum of Two Hundred and Seventy-six and 00/100 Dollars in full satisfaction of the within mortgage.
October 1st 1901
Mrs. R. M. Forrest

The following is endorsed on the original instrument

State of Illinois } ss.
Cook County }
A. Felix J. Griffin a Notary Public in and for said County, in the State aforesaid, do hereby certify that Mort R. M. Forrest who is personally known to me to be the same person whose name is subscribed to the attached receipt, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said receipt as her free and voluntary act for the uses and purposes therein set forth.
Given under my hand and notarial seal this 8th day of October A.D. 1901
Felix J. Griffin Notary Public

Recorded Nov. 14th 1901 L. E. Boorman, Register of Deeds