

This Indenture, Made this 12th day of December A. D. 1891, between
John M. French and Cornelia H. French his wife
 of Topeka Shawnee County, in the State of Kansas of the first part, and
John B. Dunbar
 of Bloomfield Essex County, in the State of New Jersey of the second part:

Witnesseth, That said part 1st of the first part, in consideration of the sum of
Five Hundred and Twenty five AND 100 DOLLARS,
 the receipt of which is hereby acknowledged, do by these presents, grant, bargain, sell and convey unto said part 2^d of
 the second part, his heirs and assigns, all the following-described REAL ESTATE, situated in
 Douglas County, and State of Kansas, to-wit:—

That portion of the south east fractional quarter (1/4) of Sec. Twenty Five (25)
 Township Eleven (11) South of Range Seventeen (17) East and known as Lots one & two
 of said quarter being the same land described in deed from Chas. R. R. to John R. R. recorded April 30, 1886
 in Book 44, Page 310, containing forty acres, more or less, more particularly described as follows:—Beginning at original
 mound corner on range line between Range 17 & 18 on right bank of the Kansas river, thence south 88° 15' 30" east to a stake on the east
 line, thence said stake to a stake on the south line of Sec. 25, Town 11, Range 17, thence west 68° 15' 30" to the stake of quarter corner on south line
 of said section, thence west 88° 15' 30" to the stake on the right bank of the Kansas river, thence down the right bank of the Kansas river
 to place of beginning.

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

John M. French and Cornelia H. French his wife
 ha 2^d this day executed and delivered their certain promissory note in writing to said part 2^d of the second part,
 of which the following are copies: Topeka Kansas, Dec. 12, 1891. \$75.00 but or before one year after date we promise to
 pay to the order of John B. Dunbar, one hundred and seventy-five dollars, value received, with interest at 6 percent per annum
 until paid.

John M. French Cornelia H. French
Topeka Kansas, Dec. 12, 1891, but or before two years after date we promise to pay to the order of John
B. Dunbar, one hundred and seventy-five dollars, at Topeka Kansas, value received with six percent per
annum, after date until paid until paid. John M. French Cornelia H. French

Topeka Kansas, Dec. 12, 1891, but or before three years after date we promise to pay to the order of John B. Dunbar one hundred and seventy-five dollars
at Topeka Kansas, value received, with interest at six percent per annum, after date until paid. John M. French Cornelia H. French

Now, If said part 1st of the first part shall pay or cause to be paid to said part 2^d of the second part, his heirs
 or assigns, said sum of money in the above described note 2^d 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 part 2^d of the second part shall be entitled to the possession of
 said premises.

In Witness Whereof, The said part 1st of the first part ha 2^d hereunto set their hand
 the day and year first above written.

John M. French
Cornelia H. French

STATE OF KANSAS, } ss:
Shawnee County, }

Be it Remembered, That on this 12th day of December A. D. 1891, before me the
 undersigned, a Notary Public in and for the County and State aforesaid, came

John M. French and Cornelia H. French
his wife

who are personally known to me to be the same person who executed the within instru-
 ment of writing, and such person has 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.

Bishop Cummings Notary Public.

Recorded Dec. 13 A. D. 1891, at 10 o'clock A. M.

G. B. Doxman Register of Deeds.

The following is a true and correct copy of the original instrument.
 \$ 525.00 Brokeley N. Y. Dec 14th 1893
 Received of John M. French & Cornelia H. French the within
 named Mortgage of the sum of five hundred and twenty five
 Dollars, in full satisfaction of the within mortgage.
 Recorded Mar 17th 1895
 W. B. Conaway
 Register of Deeds