

This Indenture, Made this 8th day of February in the year of our Lord one thousand eight hundred and ninety Eight between Clark B. Mustard and Mattie E. Mustard his wife of Lawrence in the County of Douglas and State of Kansas of the first part, and L. W. Todd of the second part,

Witnesseth, That the said part is of the first part in consideration of the sum of Seven hundred and seventy 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 part of 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: Lots Number Nine (9) Ten (10) Fifteen (15) and Sixteen (16) Block Number Fifteen (15) in Lane Place addition to the City of Lawrence Douglas County Kansas

with all the appurtenances, and all the estate, title and interest of the said part is of the first part therein. And the said Parties of the first part 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 Seven hundred and seventy 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 part of of the second part: Payable five years after date to order of party of second part with thereon according to the terms of said note and 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 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 part of 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 part of 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 part of making such sale on demand to the said Parties of the first part their heirs and assigns.

In Witness Whereof, The said part is 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 Watt

Clark B. Mustard (SEAL.)
Mattie E. Mustard (SEAL.)
(SEAL.)
(SEAL.)

STATE OF KANSAS, }
County of Douglas } SS.

Be it Remembered, That on this 8th day of February, A. D. 1898, before me, Jennie Watt, a Notary Public in and for said County and State, came Clark B. Mustard and Mattie E. Mustard 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 30th March 1900

Recorded February 9 A. D. 1898, at 5³⁰ o'clock P. M.

Jennie Watt Notary Public.
L. W. Todd Register of Deeds.

The following is Enclosed on the original instrument.
The Note herein described having been paid in full this mortgage is hereby released, and hereby ordered discharge.
As Witness my hand this 30th day of October A.D. 1906.
L. W. Todd.

Attest Hugh Blair

Recorded Nov 2nd 1906.

W. W. Cunningham,
Register of Deeds.