

This Indenture, Made this 21st day of September in the year of our Lord one thousand eight hundred and ninety eight between William Hamilton and his wife Margaret E. Hamilton of Lawrence in the County of Douglas and State of Kansas of the first part, and Elizabeth Cross of Lawrence Kansas of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of Two 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 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: Lot Numbered Seventy Nine (79) on the North side of Lincoln Street in Walnut Park, an addition to the City Lawrence, 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 part of the first part therein. And the said William Hamilton and Margaret E. Hamilton do hereby covenant and agree that at the delivery hereof they are the lawful owner s of the premises above granted, and seized of a good and indefeasible estate of inheritance therein free and clear of all incumbrances and that they will warrant and defend the title to the same against all legal claimants and that they will keep the building thereon insured for the benefit of the grantee herein in case of loss by fire or lightning in the sum Three Hundred Dollars

This grant is intended as a Mortgage to secure the payment of the sum of Two Hundred Dollars

according to the terms of Two certain promissory notes dated Sept 1 1898 this day executed and delivered by the said Wm Hamilton to the said party of the second part: One note for \$100 due on or before Six Months from date and one for \$100 due on or before Eighteen month from date both drawing interest at eight per cent per annum from date and made payable at the Lawrence National Bank Lawrence Kan.

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 heirs 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 the second part 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 William Hamilton or his heirs and assigns.

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

Signed and delivered in presence of

Wm Hamilton (SEAL.)
Margaret E. Hamilton (SEAL.)

(SEAL.)

STATE OF KANSAS,
County of Douglas } SS.

Be it Remembered, That on this 21 day of September, A. D. 1898, before me, James Brooks, a Notary Public in and for said County and State, came Wm Hamilton and Margaret E. Hamilton his wife 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 Nov 4 1901

Recorded Sept 21 A. D. 1898, at 10⁴⁵ o'clock A. M. —

James Brooks
Notary Public.
J. H. Norman
Register of Deeds.

The foregoing is indorsed on the original instrument
The note herein described having been paid in full the Mortgage
is hereby released and the land hereby created discharged
As witness my hand this 25th day of January A.D. 1901
Elizabeth Cross,
Register of Deeds