

This Indenture, Made this Twenty eighth day of July in the year of our Lord one thousand eight hundred and ninety nine between Hannah H. Walker of Laurance in the County of Douglas and State of Kansas of the first part, and J. H. Walker of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of One hundred and Three 1/2 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 lot numbered eleven 11 Vermont street in the City of Lawrence, Douglas County Kansas.

with all the appurtenances, and all the estate, title and interest of the said parties 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 except one mortgage for the sum of six hundred dollars dated May 6th 1899 recorded Book 36 Page 162 Douglas County records.

This grant is intended as a Mortgage to secure the payment of the sum of One hundred three 1/2 dollars

according to the terms of One certain Mortgage Note this day executed and delivered by the said Hannah H. Walker and J. H. Walker to the said party of the second part: Due in six months after date with interest at the rate of eight per cent from date until paid, interest payable semi-annually.

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 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 parties of the first part their 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

L. H. Coxe

Hannah H. Walker (SEAL.)

J. H. Walker (SEAL.)

(SEAL.)

(SEAL.)

STATE OF KANSAS,
County of Douglas County } SS.

Be it Remembered, That on this 3^d day of August, A. D. 1899, before me, L. H. Coxe, a Notary Public in and for said county and State, came Hannah H. Walker and J. H. Walker her husband 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 Jan. 16th 1901 L. H. Coxe Notary Public.

Recorded Aug 5th A. D. 1899, at 3⁰⁰ o'clock P. M.

G. B. Doxman
Register of Deeds.

This following is endorsed on the original instrument -

Recorded by Mohr - 8 1901

G. B. Doxman

Register of Deeds

By Alice B. Doxman

Deputy

Received of Hannah Walker, the within named mortgagor

the sum of one hundred and three dollars 1/2 in full satisfaction of the within mortgage

May 7th 1901

J. H. Walker