

This Indenture, Made this First day of December in the year of our Lord one thousand eight hundred and ninety seven between Mary C. Pease and C. O. Pease her husband of Lawrence in the County of Douglas and State of Kansas of the first part, and Louisa M. Alder of South Dakota of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of Six hundred (600.00) 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 her 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 number one hundred and eleven (111) on Tennessee Street in the city of Lawrence

with all the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said Mary C. Pease and C. O. Pease her husband 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 Six hundred - 600.00 - Dollars according to the terms of certain Note and four coupons this day executed and delivered by the said Mary C. Pease and C. O. Pease her heirs and assigns to the said party of the second part:

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 her 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 her 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 of the second part her heirs and assigns.

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

Signed and delivered in presence of

Mary C. Pease (SEAL.)
Charles O. Pease (SEAL.)
 (SEAL.)
 (SEAL.)

STATE OF KANSAS,
 County of Douglas } SS.

Be it Remembered, That on this 20 day of June, A. D. 1897, before me, Charles Chadwick a Notary Public in and for said county and State, came Mary C. Pease and C. O. Pease 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 Sept. 11th 1899 Chas. Chadwick
 Recorded January 10 A. D. 1900, at 4⁵⁰ o'clock P. M. Notary Public
Douglas County
Is. D. Oxman Register of Deeds.

The following is enclosed on the original instrument
 Release. The note herein described having been paid in full this mortgage
 is hereby released and the same hereby charged to the charges
 of the parties of the first part this 20th day of September A. D. 1903.
 Attest John M. Newlin.
 Louisa M. Alder.
 Recorded Oct 24 1903.
 W. W. Wimbomby
 Register of Deeds.

