

This Indenture, Made this Twelfth day of April in the year of our Lord one thousand eight hundred and ninety nine hundred, between John V. Walker and Hannah Walker his wife of Lawrence in the County of Douglas and State of Kansas of the first part, and Myron Boardman of the second part,

Witnesseth, That the said parties of the first part in consideration of the sum of One thousand four 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 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 south half of the south east quarter of section No. Twenty (20) in Township No. Thirteen (13) of Range No. Twenty (20) in said County and State.

with all the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said John V. Walker and Hannah Walker 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 Fourteen hundred & Dollars

according to the terms of One certain Mortgage note this day executed and delivered by the said parties of the first part to the said party of the second part: Payable five years after date with interest payable until maturity, semi-annually according to coupons there attached and for after maturity until paid, with privilege of paying the principal in whole or in part at any time and from time to time, 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 of the first part their 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

Jessie Watt

John V. Walker (SEAL.)
Hannah Walker (SEAL.)
(SEAL.)
(SEAL.)

STATE OF KANSAS,
County of Douglas } SS.

Be it Remembered, That on this 12 day of April, A. D. 1890, before me, Jessie Watt, a Notary Public in and for said county and State, came John V. Walker and Hannah Walker 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 30th Mch. 1904
Recorded April 14 A. D. 1890, at 5⁰⁵ o'clock P.M.

Jessie Watt Notary Public.
R. M. Boardman Register of Deeds.

The following is endorsed on original instrument
Recorded of Jacob R. Boardman, Lawrence, Kansas, 20th July, 1903.
the balance on owing on the note secured by the mortgage of the sum of four hundred and seventy dollars in full satisfaction of the indebtedness of John V. Walker and Hannah Walker.

Recorded of July 21st, 1903,
A. W. Boardman,
Register of Deeds,
By R. Boardman, Deputy.

