

For value received, hereby assign and transfer the within mortgage, together with the note thereby secured to E. B. Fuller, Lawrence,
State of Kansas - J. W. Bruner By Reciver St. Perkins his Attorney in fact -
County of Douglas - On this 1st day of October 1899 before me, a Notary Public within and for said County and State, came Reciver
St. Perkins known to be the attorney in fact of J. W. Bruner and to me personally known to be the same persons who executed the foregoing assignment, and duly
acknowledged the execution of the same to the assignee and purpose herein named. Bruner's interest of the above premises, situated in the County of Douglas, State of
Kansas, to-wit: The west half of Lot No. eleven (11) in Addition No. One (1) in
North Lawrence. To have and to hold the same together with all and singular
the tenements, hereditaments and appurtenances thereto belonging. This party
of the first part covenants and agrees that at the delivery hereof he is the
lawful owner of said premises and seised of a good and indefeasible estate
inheritance therein free and clear of all incumbrances, and will warrant
and defend the same in the quiet and peaceable possession of the party of
the second part, his heirs, executors, administrators or assigns forever. This
grant is intended as a mortgage to secure the payment of One hundred and
fifty dollars according to the terms of a certain promissory note and a
certain indenture of even date herewith, made by the part of the first part
to the party of the second part, and particularly defining and setting forth
the terms and the manner of payment, which said note and indenture
are here referred to and made a part of this contract the same as though
here written out in full. The party of the first part covenants and agrees
to pay all the taxes and assessments levied upon and assessed against
said premises when due and payable; to pay all the premiums for this
amount of insurance herein specified; and if not so paid, the party of the
second part may pay said taxes and insurance premiums, and the amount
so paid shall be a lien upon said premises, and be secured by this mortgage
and collected in the same manner as the principal debt hereby secured, together
with interest at the rate of ten per cent. per annum until paid. The party of the
first part further covenants and agrees to keep the buildings, fences and other
improvements now upon, or which may be placed upon said premises, in good
repair and condition; and to procure, maintain and deliver to the party
of the second part, as additional and collateral security, policies of insurance
against loss and damage by fire, tornadoes, cyclones and windstorms to
the amount of not less than five hundred dollars, loss, if any, payable
to the party of the second part or his assigns, as his interests may appear;
and if additional insurance be procured thereon, and the policies therefor
shall not be made in terms payable, as herein specified, the company
placing such additional insurance shall nevertheless make contribution
in case of loss to the same extent as it would be required to do if said
policies had been so made payable and delivered to the party of the second
part as additional and collateral security for the payment of said debt.
The party of the first part further agrees that if default be made for the
space of three months in the payment of any sum covenanted to be
paid in said promissory note or said indenture, or in paying the taxes
or insurance premiums herein covenanted to be paid, or in case of the
breach of any covenant in said promissory note or said indenture or

This indenture, made this seventeenth day of September A.D. 1900, by and between
Louis F. Woodring unmarried of Lawrence County of Douglas, and State of
Kansas, party of the first part, and J. W. Bruner, party of the second part.
Witnesseth: That the party of the first part, in consideration of the sum of One
hundred & fifty dollars, to him duly paid, the receipt of which is hereby acknow-
ledged, has sold and by these presents do grant, bargain, sell and convey
unto the party of the second part, his heirs, executors, administrators or assigns,
the following described real estate situated in the county of Douglas and State
of Kansas, to-wit: The west half of Lot No. eleven (11) in Addition No. One (1) in
North Lawrence. To have and to hold the same together with all and singular
the tenements, hereditaments and appurtenances thereto belonging. This party
of the first part covenants and agrees that at the delivery hereof he is the
lawful owner of said premises and seised of a good and indefeasible estate
in inheritance therein free and clear of all incumbrances, and will warrant
and defend the same in the quiet and peaceable possession of the party of
the second part, his heirs, executors, administrators or assigns forever. This
grant is intended as a mortgage to secure the payment of One hundred and
fifty dollars according to the terms of a certain promissory note and a
certain indenture of even date herewith, made by the part of the first part
to the party of the second part, and particularly defining and setting forth
the terms and the manner of payment, which said note and indenture
are here referred to and made a part of this contract the same as though
here written out in full. The party of the first part covenants and agrees
to pay all the taxes and assessments levied upon and assessed against
said premises when due and payable; to pay all the premiums for this
amount of insurance herein specified; and if not so paid, the party of the
second part may pay said taxes and insurance premiums, and the amount
so paid shall be a lien upon said premises, and be secured by this mortgage
and collected in the same manner as the principal debt hereby secured, together
with interest at the rate of ten per cent. per annum until paid. The party of the
first part further covenants and agrees to keep the buildings, fences and other
improvements now upon, or which may be placed upon said premises, in good
repair and condition; and to procure, maintain and deliver to the party
of the second part, as additional and collateral security, policies of insurance
against loss and damage by fire, tornadoes, cyclones and windstorms to
the amount of not less than five hundred dollars, loss, if any, payable
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in case of loss to the same extent as it would be required to do if said
policies had been so made payable and delivered to the party of the second
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breach of any covenant in said promissory note or said indenture or