

Recorded Dec. 20-1903
 All. County Reg. of Deeds.
 By Elia C. Armstrong Rep.

Witness: W. M. M. M.

Witness: Lydia E. McEntire

This Indenture, Made this 3^d day of December, in the year of our Lord one thousand nine hundred and three, between James M. Kee and Sarah J. M. Kee, his wife, in the County of Cowley and State of Kansas, of the first part, and Lydia E. McEntire, of the second part, Witnesseth, That the said parties of the first part, in consideration of the sum of 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, 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: The South thirty (30) acres of the North West quarter of Section two (2), Township twelve (12), Range seventeen (17), in Douglas County, Kansas, with the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said grantors 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, and that they will well warrant and defend the same against all claims whatsoever. This grant is intended as a Mortgage to secure the payment of the sum of Four Hundred Dollars, according to the terms of one certain promissory note, this day executed by the said James M. Kee and Sarah J. M. Kee, his wife to the said party of the second part, said note being given for the sum of Four Hundred Dollars, dated December 3rd, 1903, due and payable in five years from date hereof, with interest thereon from the date thereof until paid, according to the terms of said note and coupons thereto attached. And this conveyance shall be void if such payment be made as in said note and coupons thereto attached and as is hereinafter specified. And the said parties of the first part hereby agree to pay all taxes assessed on said premises before any penalties or costs shall accrue on account thereof, and to keep the said premises insured in favor of said mortgagee in the sum of — Dollars, in some insurance company, satisfactory to said mortgagee, in default whereof the said mortgagee may pay the taxes and accruing penalties, interest and costs, and insure the same at the expense of the parties of the first part; and the expense of such taxes and accruing penalties, interest and costs, and insurance, shall from the payment thereof be and become an additional lien under this mortgage upon the above described premises, and shall bear interest at the rate of ten per cent per annum. But if default be made in such payment or any part thereof, or interest thereon,