

This Indenture made this Twenty Eighth day of July in the year of our Lord one thousand eight hundred and eighty three between Joseph E. Riggs and Annie E. Riggs his wife of Lawrence in the County of Douglas and State of Kansas of the first part and Mrs Lida W. Eldridge of the same place of the second part

Witnesseth That the said parties of the first part in consideration of the sum of One Thousand 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 No. Three (3) in Block No. One (1) of Cransons Subdivision of Block No. Fifteen (15) of Babcocks Enlarged Addition to the City of Lawrence in said County and State according to the plat of said Subdivision

with the appurtenances and all the estate title and interest of the said parties of the first part therein and the said Joseph E. Riggs does hereby covenant and agree that at the delivery hereof he is the lawful owner 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 One Thousand Dollars on or before three years from the date hereof with interest thereon to be paid semi-annually at the rate of Eight per cent per annum

according to the terms of one certain promissory note and coupons this day executed and delivered by the said Joseph E. Riggs to the said party of the second part and this conveyance shall be void if such payment 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 shall become due and payable and it shall be lawful for 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 sale to retain the amount then due for principal and

The following is enclosed with the original indenture
The within mortgage is fully satisfied and discharged.

Lida W. Eldridge

Recorded January 29, A.D. 1884.

Witness my Right Hand this 28th day of July 1883.