

MORTGAGE RECORD No. 42.

MORTGAGE Standard Form - JOURNAL CO. Printers, Binders and Blank Book Makers, Lawrence, Kan.

This Indenture, Made this Twenty eighth day of October in the year of our Lord Nineteen hundred and two, between Alice L. Robinson and Barton Robinson, her husband, of Lawrence in the County of Douglas and State of Kansas, of the first part, and William L. Sinclair, of the same place, of the second part:

Witnesseth, That the said parties of the first part, in consideration of the sum of Three Hundred (\$300) 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: lots Nos. Six (6) and Seven (7) in Block No. Seven (7) in Lane Place in the City of Lawrence.

Parties of the first part hereby agree to maintain insurance on the buildings erected on said lots to the amount of \$400, in favor of Wm. L. Sinclair, or assigns, to continue during the existence of this mortgage.

with all the appurtenances, and all the estate, title and interest of the said parties of the first part therein. And the said Alice L. Robinson and Barton Robinson do hereby covenant and agree that at the delivery hereof they are 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 and that they will warrant and defend the same in the quiet and peaceable possession of said second heirs and assigns forever, against all persons lawfully claiming. This Grant is intended as a Mortgage to secure the payment of the sum of Three 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 Due in first years from date, with interest from date to maturity as evidenced by coupons attached thereto and interest after maturity or default at the rate of ten per cent per annum until fully paid in cash or by sheriff's sale the above described property, 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; and out of all the moneys arising from such sales to retain the amount then due for principal and interest, together with the cost and charges of making such sales, and the overplus, if any there be, shall be paid by the party making such sale, on demand, to said parties 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, Sealed and Delivered in Presence of

Alice L. Robinson [SEAL]

Barton Robinson [SEAL]

[SEAL]

(seal)

STATE OF KANSAS,

County of Douglas

BE IT REMEMBERED, That on this 28th day of October A. D. 1902, before me Joseph E. Riggs a Notary Public in and for said County and State, came Alice L. Robinson and Barton Robinson, 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 subscribed my name and affixed my official seal on the day and year last above written.

My Commission Expires Feb. 27 1904

Joseph E. Riggs Notary Public.

Filed for Record the 28th day of Oct. A. D. 1902 at 1³⁵ o'clock P. M.

G. H. Sorman Register of Deeds.

Ryddie R. Sorman Deputy.

In consideration of full payment of the within mortgage I hereby release the same this 28th day of August 1903

Wm L Sinclair

(For assignment see Book 5, Page 157)

Attest
Wm L Sinclair
Register of Deeds

(The following is referred to as the original instrument) This mortgage was recorded in the office of the Register of Deeds of Douglas County, Kansas, on the 28th day of October, 1902, at 1:35 P.M.

Recorded
Macy's