

ORTGAGE Standard Form. JOHNSON, CO. PRINTERS, MINNERS AND MINER BOOK MAKERS, LAWRENCE, KAN.

This Indenture, Made this Sixteenth day of October in the year of our Lord, thirteen
hundred seven between Harry Sedgwick and Frances
L. Sedgwick, his wife, of Lawrence in the County of
Douglas and State of Kansas, of the first part, and
Bella Sinclair, of the second part:

Witnesseth, That the said part 1st of the first part, in consideration of the sum of
One Hundred (\$100.) 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 part 2d 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 one-half of the South one-half of the
South west quarter of the North East quarter of Section No. Thirteen in Township
No. Twelve (12), South of Range No. Twenty (20), East; Also the following: Beginning
at the South East Corner of the North West fractional quarter of section
No. 17, Township No. 12, Range No. 20, Thence north 295 feet, thence east 612 feet
to right of way of U. S. R. R. Co., thence west 100 feet across said right of
way, thence west 964 feet, more or less to the bank of the Kansas River, thence Southward along
said bank 275 feet more or less to the South line of said Quarter Section, thence East
155 feet to said right of way thence East 100 feet across said right of way, thence
East 612 feet to the place of beginning, less said right of way of U. S. R. R. Co., and
less land described as a strip of land 100 feet in width lying along
adjacent on the East side of a line parallel with the right of way of the U. S. R. R. Co., and
extending from the South line of said No. 17, East of Sec. 17, to
with all the appurtenances, and all the estate, title and interest of the said part 1st of the first part therein. And the said

Harry Sedgwick & Frances L. Sedgwick 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 subject, however, to a mortgage of \$800. to J. Calvin
Swellen recorded in Book "43" of Mortgages at page 325, Douglas Co. records

This Grant is intended as a Mortgage to secure the payment of the sum of

One 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 part 2d of the second part

due March 1st 1908, with interest as evidenced by said note

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 part 2d 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; 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 parties making such sale, on demand, to said parties of the first part, their
heirs and assigns.

IN WITNESS WHEREOF, The said part 1st 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
Aena Week Harry Sedgwick (SEAL.)
Frances L. Sedgwick (SEAL.)

STATE OF KANSAS,
County of Douglas } ss.

BE IT REMEMBERED, That on this 16th day of October A. D. 1907, before me

the undersigned a Notary Public in and for said County and State, came
Harry Sedgwick and Frances L. Sedgwick
his wife, to me personally known to be the same

persons 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 Dec 13 1908 Wm T. Sinclair
Notary Public.

Filed for Record the 22 day of Nov A. D. 1907, at 3¹⁰ o'clock P. M.
Alvin O. Armstrong Register of Deeds.
By Elmer O. Armstrong Deputy.

The following is enclosed in the original instrument.
The Note, herein described, being in full this mortgage
to Harry Sedgwick and Frances L. Sedgwick.
No money, released and the same being
the 17 day of February 1908.
Bella Sinclair.

Received February 25-1908.
W. T. Sinclair
Register of Deeds.

The following is enclosed in the original instrument.
The Note, herein described, being in full this mortgage
to Harry Sedgwick and Frances L. Sedgwick.
No money, released and the same being
the 17 day of February 1908.
Bella Sinclair.

Recorded Aug 12 1908
J. H. L. Lawrence
R. O. L. Lawrence