

MORTGAGE STANDARD FORM. Gazette Co. Printers, Binders and Blank Book Makers, Lawrence, Kan.

This Indenture, Made this 28th day of February in the year of our Lord nineteen
hundred and twelve, between Isaiah Nicholson and Martha B
Nicholson, his wife, of the City of Lawrence in the County of
Douglas and State of Kansas, of the first part, and
Stella Boardman of the second part:

Witnesseth, That the said parties of the first part, in consideration of the sum of
Five 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:

Lot number One hundred and sixty-eight (168) on Perry street, in Addition number two
(2) in that part of the city of Lawrence known as North Lawrence, Douglas County,
Kansas,

The mortgagors agree to keep the buildings on premises insured against fire,
lightning and windstorm to the extent of their insurable value, in a company or com-
panies approved of by this mortgagee with mortgage clause making loss payable to said
mortgagee, or her assigns, as interest may appear, and failing to do so holder of
mortgage may have same insured and the cost of so doing added to the mortgage to draw
interest until paid at 10%.

with all the appurtenances, and all the estate, title and interest of the said party of the first part therein. And the said
Parties of the first part 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.

This Grant is intended as a Mortgage to secure the payment of the sum of
Five hundred dollars
according to the terms of one certain Note this day executed

and delivered by the said Parties of the first part to the said party of the second part
payable two and a half years after date with interest thereon
according to the terms of said note and coupons thereto attached

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, 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 costs 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 party of the first part have hereunto set their hand and seals the day and year first above
written.

Signed, Sealed and Delivered in presence of
Jennie Matt

Isaiah Nicholson [SEAL]
Martha B. Nicholson [SEAL]
[SEAL]

STATE OF KANSAS,

Douglas County } ss.

BE IT REMEMBERED That on this 29th day of Feb. A. D. 1912, before me,
Jennie Matt a Notary Public in and for said County and State, came
Isaiah Nicholson and Martha B. Nicholson
his wife 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 30 Feb 1912

Jennie Matt Notary Public.

Filed for Record the 2 day of March A. D. 1912, at 9⁰⁰ o'clock 9 M.

Floyd L. Lawrence Register of Deeds.
Depu.

One hundred is entered on the original instrument.
There is herein described having been paid in full this mortgage is hereby released and the
has thereby been discharged. As witness, my hand this 28th day of February, A. D. 1912.

Stella Boardman
Isaiah Nicholson

Recorded Mar. 30 1912 -
Edith Northrup Register of Deeds,
Lawrence, Kan.