

hath sold and by these presents doth 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;

Lot No. Four (4) and the North half of Lot No. Five (5) in Block No. Twenty five (25) in Sinclairs Addition to the City of Lawrence with the appurtenances and all the estate title and interest of the said party of the first part therein. And the said George F. Lodding doth 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 Two Hundred Dollars on or before two years from date with interest from date until paid at the rate of eight per cent per annum payable annually being part purchase money of the above described premises

according to the terms of a certain promissory note this day executed and delivered by the said George F. Lodding 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 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 appraisement hereby ordered or not at the option of the party of the second part his executors administrators or assigns; and out of all the moneys arising from such sale to retain the amount then due for principals and interest together with the costs and charges of making such sale and the surplus if any there be shall be paid by the party making such sale on demand to the said party of the first part or his heirs and assigns.

In Witness Whereof The said party of the first part hath hereunto set his hand and seal the day and year last above written.

George F. Lodding

The following is indorsed on the original instrument
For value received I hereby sell, assign and transfer to Francis W. Piper
the note by the within mortgage secured together with all my right,
title and interest in and to said mortgage—
Witness my hand this 24th day of June 1886

A. J. Griffin

Recorded June 25, 1886