

This Indenture Made this fifteenth day of January in the year of our Lord one thousand eight hundred and eighty five between Dilsey Thomas and Addison Thomas her husband of Lawrence in the County of Douglas and State of Kansas of the first part and Alonzo Stanford of the second part;

Witnesseth That the said parties of the first part in consideration of the sum of One 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 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 One Hundred and three (103) on New Jersey Street in the City of Lawrence and State of Kansas with the appurtenances and all the estate, title and interest of the said parties of the first part therein. And the said Dilsey Thomas and Addison Thomas 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 One Hundred Dollars (\$100 ⁰⁰ ⁰⁰) in one year from date hereof with interest thereon at the rate of Eleven (11) per cent per annum payable semiannually according to the terms of One certain Bond and two coupons this day executed and delivered by the said Dilsey Thomas and Addison Thomas 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 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 waived 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 principal 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

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