

his heirs and assigns forever the following tract or parcel of land situated in the County of Douglas and State of Kansas described as follows to wit:

The South-half of the North-east quarter of Section Twenty seven (27) in Township Fourteen (14) of Range Eighteen (18) being the homestead of the parties of the first part, with the appurtenances and all the estate title and interest of the said parties 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: that they have good right to sell and convey said premises and that they will warrant and defend the same against the lawful claims of all persons.

This Grant is intended as a Mortgage to secure the payment of the sum of Seven Hundred Dollars and interest thereon according to the terms of one certain mortgage note and ten interest notes or coupons this day executed by the said parties of the first part to wit: Note No. 1 for Seven Hundred Dollars due July 1st 1890 all dated June 27th 1885 payable to Avery S. Walker or order at the Merchants Bank of Lawrence Kansas with New York Exchange with interest payable semi-annually on the first days of January and July in each year according to coupons attached to said note. The parties of the first part further agree that they will pay all taxes and assessments upon the said premises before they shall become delinquent and they will keep the buildings on said property insured in some approved Insurance Company payable in case of loss to the mortgagee or assigns and deliver the policy to the mortgagee as collateral security hereto.

Now if such payments be made as herein specified this conveyance shall be void and shall be released upon demand of the parties of the first part. But if default be made in the payment of said principal sum or any part thereof or any interest thereon or of said taxes or assessments as provided or if default be made in the agreement to insure then this conveyance shall become absolute and the whole of said principal and interest shall immediately

The following is endorsed on the original instrument:
The note herein described having been paid in full their mortgage is hereby released and the lien thereby created discharged
As witness my hand. This - day of July A.D. 1890
Avery S. Walker

Recorded Oct - 24 - 1890

James G. Smith
Register