

at the rate of 8 per cent per annum, payable annually, both principal and interest payable at the office of the Central National Bank of Tulsa.

Now, if the said first parties shall pay, or cause said note to be paid, with interest, according to the tenor and effect thereof, and perform all and every other covenant and agreement herein, then this instrument to be null and void, and shall be released at the cost of said first parties; otherwise to remain in full force and effect.

And it is hereby further stipulated, that during the continuance of this lease in force, the said first parties shall at all times keep all Taxes fully paid as required by law, and shall keep the buildings on said premises insured against loss or damage by fire, lightning and tornado in the sum of not less than \$500, loss, if any, payable to J. G. Mc Gannan as his interest may appear.

And it is further hereby agreed, that in case the said first parties shall make default in payment of any taxes on said property when due, or in keeping said buildings insured as aforesaid, then the said second party, his heirs or assigns or legal representative, may pay such taxes or effect such insurance, and the amount necessarily expended therefor, with interest at eight per cent per annum from the date of such expenditure until repaid, shall be considered a sum, the repayment of which is intended to be hereby secured. And the said first parties hereby waive any and all rights of appraisement, sale or redemption and homestead, the mortgage on the property herein described being given as security for money borrowed.

And if default be made in the payment of any note hereby secured at maturity, or if default be made in the payment of any interest due on any note hereby secured when the same becomes due and payable, or if any taxes or assessments, now or hereafter levied or imposed