COMPARED

No. 4623

P. D. M.
P. I. M.
P. L.
C. L.
C. D.
C. I.

Callie Ridge, a widow
To
W. A. Graham

Mortgage with Power of Sale
Realty

Know all men by these presents:

That I, Callie Ridge of Rose Post Office Indian Territory, a widow, for and in consideration of the sum of Two Hundred Sixty three 20/100 ($263.00) Dollars, to me in hand paid, and the premises hereinafter set forth, do hereby grant, bargain and sell unto W. A. Graham of Pryor Creek Indian Territory and unto his heirs and assigns forever, the following property.

The East half (E/2) of the Southwest Quarter (SW/4) of Southwest Quarter (SW/4), the West half (W/2) of the Southeast Quarter (SE/4) of Southwest Quarter (SW/4) and the South East Quarter SE/4 of South East Quarter (SE/4) of the Southwest Quarter (SW/4) of Section Thirty three (33) Township Twenty two (22) North Range thirteen (13) East of the Indian Base and Meridian in the Twenty Eighth (28) Recording District Indian Territory, containing fifty (50) acres more or less according to United States Survey.

And I hereby covenant with the said W. A. Graham that I will forever warrant and defend the title to the said property against all lawful claims

And ——, wife of the said —— for the consideration aforesaid does hereby release unto the said —— all her right of dower and homestead in and to the said lands.

The sale is on the condition that whereas I, the said Callie Ridge am justly indebted unto the said W. A. Graham in the sum of Two hundred and Sixty three Dollars ($263.00) evidenced by my certain promissory note of even date with these presents and due October the twelvth 1907 with interest from maturity at the rate of eight per cent per annum. Now, if I shall pay said moneys, at the times and in the manner aforesaid then the above conveyance shall be null and void. And in the case of non-payment, then the said grantee or assignee shall have power to sell said property at public sale to the highest bidder for cash at —— in the —— Recording District of the Indian Territory, public notice of the time and place of said sale having first been given thirty days by advertising in some newspaper published in said District, by at least two insertions or by notices posted in ten public places in the District, at which sale the said grantee or assignee may bid and purchase as any third person might do and I hereby authorize the said grantee or assignee to convey said property to anyone purchasing at said sale, and to convey an absolute title thereto and the recitals of his deed of conveyance shall be taken as Prima Facie true. And the proceeds of said sale shall be applied, first, to the payment of all costs and expenses