Lee Clinton the second part his heirs and assigns forever against the lawful claims of all persons whomsoever.

Provided Always, And this instrument is made executed and delivered upon the following conditions to-wit:

First: Said A. Y. Boswell & Mattie J. Boswell his wife are justly indebted unto the said party of the second part in the principal sum of Three Thousand Dollars in gold coin of the United States of the present standard of weight and fineness, being for a loan thereof made by the said party of the second part to the said A. Y. Boswell & Mattie J. Boswell and payable according to the tenor and effect of a certain negotiable promissory note numbered executed and delivered by the said A. Y. & Mattie Boswell bearing date Jany. 4, 1908 payable to the order of said Lee Clinton 90 days after date, at Tulsa, Okla. with interest thereon from maturity at the rate of 10 per cent per annum, payable on the 4th day of Jany. 1908 and — in each year, and — per cent, per annum after maturity, the installments of interest being further evidenced by — coupons attached to said principal note — and given Idall Meredith and payable to the order of said — at —.

Second: Said parties of the first part agree to pay all taxes and assessments on said lands and premises when the same are due and to keep all buildings and improvements on said land insured in some responsible fire insurance company, to the satisfaction of the holder hereof in the sum of Three Thousand Dollars the policy to be made payable to the holder hereof as additional security to this loan and if the taxes or insurance premiums are not paid when due by the parties of the first part, the holder hereof may pay the same and this mortgage shall be security also for such payments, with interest thereon at the rate of 12 per-