peaceable possession of said party of the second part, its heirs and assigns, forever against the lawful claims of all persons whosoever.

Provided Always, and this instrument is made executed and delivered upon the following conditions towit:

First: - Said Mid T. Self and Eliza Self is justly indebted unto the said party of the second part in the principal sum of Seven Hundred and no/100 dollars, being for a loan made by the said party of the second part to the said: and payable according to the tenor and effect of one certain negotiable promissory note executed and delivered by the said Mid T. Self and Eliza Self bearing date March 24th 1908, and payable to the order of said A. H. Byrnes of Iowa on the 24th day of March 1911, at Tulsa, Okla. with interest thereon from date until maturity at the rate of seven per cent. per annum, payable semi annually.

Second: - Said parties of the first part hereby covenants and agree to pay all taxes and assessments of whatsoever character on said land, and any taxes or assessments that shall be made upon said loans or upon the legal holder of said notes and mortgages, on account of said loan, by the State of Oklahoma, or by the County or Town wherein said land is situated, when the same become due, and to keep the buildings upon the mortgaged premises insured in some reliable fire insurance company approved by the party of the second part for the sum of : dollars, and to assign the policies to said part of the second part, as their interest may appear, and deliver said policies and renewals to said party of the second part, to be held by them until this mortgage is fully paid and said parties of the first part assumes all responsibility of proof and care and expense of collecting such insurance if loss occurs.

Third: The said parties of the first part agree to keep all