

Nancy Alexander & husband TO Etta E. Knight

1069. MORTGAGE OF REAL ESTATE.

REG. P. BARNARD & CO. ST. LOUIS, MO.

This Indenture, Made this 8th day of February A. D. 1908, between Nancy Alexander (nee Cox) and W. P. Alexander her husband of Tulsa County, in the State of Oklahoma, of the first part, and Etta E. Knight, Guardian of Gertrude Donaldson of Tulsa County, in the State of Oklahoma, of the second part:

WITNESSETH, That said parties of the first part, in consideration of the sum of Twelve hundred (\$1200.00) and no Dollars, the receipt of which is hereby acknowledged, do by these presents Grant, Bargain, Sell and Convey unto said parties of the second part her heirs and assigns, the following described REAL ESTATE, situated in Tulsa County, and State of Oklahoma, to-wit: The West half of the South East quarter of Section One (1) Township Seventeen (17) North Range Thirteen (13) East containing eighty (80) acres, more or less, according to the United States Survey thereof.

TO HAVE AND TO HOLD THE SAME, unto the said parties of the second part her heirs and assigns, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, forever.

PROVIDED, ALWAYS, And these presents are upon this express condition, that whereas said Nancy Alexander and W. P. Alexander have this day executed and delivered their certain promissory note in writing to said parties of the second part, described as follows: Broken Bond, Okla. Feb. 8, 1908. \$1200.00 February 5, 1911. After date we promise to pay to the order of Etta E. Knight, Guardian of Gertrude Donaldson, Twelve hundred & no Dollars, for value received negotiable and payable without defalcation or discount and with interest from date at the rate of 8 per cent per annum and if the interest be not paid, annually to become as principal and bear the same rate of interest.

Now, if said parties of the first part shall pay or cause to be paid to said parties of the second part her heirs or assigns, said sum of money in the above described note mentioned, together with the interest thereon, according to the terms and tenor of the same, then this mortgage shall be wholly discharged and void; and otherwise shall remain in full force and effect. But if said sum or sums of money, or any part thereof, or any interest thereon, is not paid when the same is due, and if the taxes and assessments of every nature, which are or may be assessed and levied against said premises or any part thereof are not paid when the same are by law made due and payable, the whole of said sum or sums, and interest thereon, shall then become due and payable, and said parties of the second part shall be entitled to the possession of said premises. And the said parties of the first part for said consideration do hereby expressly waive an appraisal of said real estate and all benefit of the homestead exemption and stay laws of the State of Oklahoma.

IN WITNESS WHEREOF, The said parties of the first part have hereunto set their hands the day and year first above written.

Witness:
K. M. Rowa
C. B. Hailey

Nancy Alexander
W. P. Alexander

STATE OF OKLAHOMA, } ss.

Tulsa COUNTY. Before me, A. M. Lawe a Notary Public in and for said County and State on this 8th day of February 1908, personally appeared Nancy Alexander (nee Cox) and W. P. Alexander her husband to me known to be the identical persons who executed the within and foregoing instrument, and acknowledged to me that they executed the same as their free and voluntary act and deed for the uses and purposes therein set forth.

My Commission expires 3/13 1910

(Notarial Seal)

A. M. Lawe

This instrument was filed for Record on the 10 day of Feb. A. D. 1908, at 8 o'clock A. M., and duly recorded the 10 day of Feb. 1908 By H. C. Walker Deputy. Register of Deeds.

(Seal)