

This Indenture, Made this 9th day of December A. D. 1908, between
Philander Reeder and Lula B. Reeder
 of Tulsa County, in the State of Oklahoma, of the first part, and
William H. Rooser, Guardian
 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 Twenty five hundred (\$2500.00) Dollars, the receipt of which is hereby acknowledged, do by these presents Grant, Bargain, Sell and Convey unto said party of the second part his heirs and assigns, the following described REAL ESTATE, situated in Tulsa County, and State of Oklahoma, to-wit:
Lots One Two and Three (1, 2 and 3) in Block seventy two (72) in the City of Tulsa, State of Oklahoma.

TO HAVE AND TO HOLD THE SAME, unto the said party of the second part his 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 Philander Reeder and Lula B. Reeder have this day executed and delivered one certain promissory note in writing to said party of the second part, described as follows:

note for twenty five hundred (\$2500.00) Dollars of even date herewith, payable on or before five (5) years from date with interest at 8% per annum and signed by Philander Reeder and Lula B. Reeder in favor of William H. Rooser, Guardian.

Now, if said parties of the first part shall pay or cause to be paid to said party of the second part his 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 party 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.

Philander Reeder
Lula B. Reeder

STATE OF OKLAHOMA, } ss.

Tulsa COUNTY. Before me, Sophia Magnuson, Notary Public
 in and for said County and State on this 9th day of December 1908, personally appeared
Philander Reeder and Lula B. Reeder 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 May 13 1911
 (Real)

Sophia Magnuson
Notary Public

This instrument was filed for Record on the 9 day of Dec A. D. 1908, at 3:45 o'clock P. M., and duly recorded the 9 day of Dec 1908.

By _____ Deputy.

Real

Register of Deeds.