

PROVIDED . That whereas said mortgagors Buena Vista Rasmus and Bascom P Rasmus her husband are justly indebted unto said mortgagee in the principal sum of Five Hundred and No/100 Dollars for a loan thereof made by said mortgagee to said mortgagors and payable according to the tenor ~~and effect~~ of one certain principal note executed by said mortgagors bearing even date herewith payable to the order of said mortgagee on the first day of September 1913 with interest from date until default or maturity at the rate of six per cent per annum and after default or maturity at the rate of ten per cent per annum , payable semi-annually both before and after maturity, the installments of interest until maturity ~~xxxxxxxxxxxx~~ being evidenced by ten coupons attached to said principal note, and of even date herewith, and payable to the order of said mortgagee, both principal and interest being payable at American National Bank, Hartford, Conn . If said mortgagors shall pay the aforesaid indebtedness both principal and interest, according to the tenor of said note, as the same shall mature and shall keep and perform all the covenants and agreements of this mortgage, then these presents to become void; otherwise to remain in full force and effect .

Said mortgagors agree to pay all taxes and assessments that may be levied within the State of Oklahoma, upon said lands and tenements, or upon any interest or estate therein, including the interest represented by this mortgage ^{lien} ~~line~~, or upon the mortgage or the note or debt secured hereby ; and further to pay any tax, assessment or charge that may be levied , assessed against or required from the holder of said mortgage and note as a condition to maintaining or enforcing or enjoying the full benefit of the lien of this mortgage, or the collection of the said indebtedness . In case said mortgagors shall fail to pay any such taxes, assessments or charges, ~~xxxxxxxxxxxx~~ then the holder of this mortgage and the note secured hereby may pay said taxes, assessments or charges and said mortgagors agree to repay upon demand the full amount of said advances , with interest at the rate of ten per cent per annum from date of such advancement and this mortgage shall be a further lien for the repayment thereof .

The mortgagors agree to keep all buildings and improvements upon said land in as good condition as they now are; to neither commit nor suffer waste ~~to~~; to maintain both fire and tornado insurance upon all buildings in a company satisfactory to the mortgagee or assigns, in a sum not less than Dollars payable in case of loss to ^{upon the mortgage indebtedness all insurance policies to be delivered into mortgagee or assigns as soon as written and by them retained until the payment of this obligation} mortgagee or assigns as soon as written ~~and by them retained~~ until the payment of this obligation . And the mortgagors authorize the holder hereof to repair any waste, and to take out policies of insurance fire tornado , or both should mortgagors default in so doing and to advance the money therefor and to repay such advances with interest at the rate of ten per cent per annum, mortgagors pledge themselves and the lien of this mortgage shall extend thereto .

Non-compliance with any of the agreements made herein by mortgagors shall cause the whole debt secured hereby to mature at the option of the holder hereof, and no demand for the fulfillment of broken obligations or conditions , and no notice of election to consider the debt due shall be ~~necessary~~ before instituting suit to collect the same and foreclose this mortgage, the institution of such suit being all the notice required .

Witness their hands this 1st day of September 1908 .

Executed and delivered in presence of

Buena Vista Rasmus

State of Oklahoma .)

Bascom P. Rasmus

Choctaw County .)

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Before me, William F Rasmus a Notary Public in and for said