

SEVENTH:-Said party of the first part hereby agrees that, in the event action is brought to foreclose this mortgage he will pay a reasonable attorney's fee of Fifty Five Dollars, which this mortgage also secures, and he does hereby expressly waive appraisalment of <sup>the</sup> said real estate <sup>conditions</sup> The foregoing covenants being performed, this conveyance to be void; otherwise of full force and virtue.

IN TESTIMONY WHEREOF, the said party of the first part hereunto subscribes his name and affixes his seal, on the day and year first above mentioned.

Walter D. Wright (SEAL)

Executed and delivered in the presence of       

STATE OF OKLAHOMA        )  
COUNTY OF TULSA.        ) SS.

Before me, A. L. Laws, a Notary Public, in and for said County and State, on this 7th, day of November, A. D. 1908, personally appeared Walter D. Wright, a single man, to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that he executed the same as his free and voluntary act and deed, for the uses and purposes therein set forth.

WITNESS my hand and official seal.

A. L. Laws, Notary Public.

(SEAL) My commission expires Mch. 28, 1912.

Filed for record Nov. 9, 1908, at 11.40 A. M.

H. C. Walkley, Register of Deeds (SEAL)

COMPARSED

REAL ESTATE MORTGAGE.

THIS INDENTURE, Made this 13th, day of November, A. D., 1908, by and between E. A. B. Wells and Lucy A. Wells, husband and wife, of the County of Tulsa, and State of Oklahoma, parties of the first part and F. M. Sutton, party of the second part:

WITNESSETH: That the said parties of the first part for and in consideration of the sum of Three Hundred and no/100ths Dollars to them in hand paid, by the said party of the second part, the receipt whereof is hereby acknowledged, have granted, bargained and sold, and by these presents do grant, bargain, sell, convey and confirm unto the said party of the second part and to his heirs and assigns, forever, all of the following described tract, piece or parcel of land lying and situate in the County of Tulsa and State of Oklahoma, to wit:

The East One-Half (E ½) of Block Sixteen (16) of the Gillette-Hall Addition to the City of Tulsa, according to the original plat of said addition.

TO HAVE AND TO HOLD THE SAME, with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and all rights of homestead exemption unto the said party of the second part, and to his heirs and assigns, forever.

And the said parties of the first part do hereby covenant and agree that at the delivery hereof they are the lawful owners of the premises above granted and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances, and that they will warrant and defend the same in the quiet and peaceable possession of said party of 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 <sup>part</sup> parties justly indebted unto the said second party in the principal sum of