

MORTGAGE OF REAL PROPERTY.

THIS INDENTURE, Made this 13th day of February, A. D., 1907, between J. H. Craig and D. C. Rose of Indian Territory, witnesseth, that

WHEREAS, the said J. H. Craig is justly indebted to the said

in the sum of One hundred twenty five & 00/100 DOLLARS, (\$ 125.00) which is

evidence by one certain promissory note of even date herewith, to-wit:

One note due Feb. 13th, 1908, for \$ 125.00, with interest at the rate of 8% per annum

NOW, THEREFORE, the said J. H. Craig and

his wife, for the better securing the payment of the money aforesaid, with interest thereon according to the tenor and effect of said note above mentioned, do hereby grant, bargain, sell and convey unto the said L. M. Poe and D. C. Rose their heirs and assigns forever, the following described real estate, to-wit:

The East half (1/2) of the Southwest quarter (1/4) of the Southwest quarter (1/4) of the Northeast quarter (1/4) of Section Twenty three (23) Township Twenty two (22) Range Twelve (12) containing Five (5) acres more or less all in the Cherokee Nation Northern District, Indian Territory.

with all the improvements thereon at the present time, or that hereafter may be placed thereon, together with all the privileges and appurtenances thereto belonging.

TO HAVE AND TO HOLD the above granted, bargained, and described premises unto the said L. M. Poe and D. C. Rose their heirs and assigns unto them own proper use, benefit and behoof forever.

AND WHEREAS, For the further security of said indebtedness, the said part of the first part, covenant and agree with the said part of the second part, to keep the improvements on the said property at all times in a state of good repair and constantly insured for the benefit of the said part of the second part, their heirs and assigns in one or more insurance companies satisfactory to the said part of the second part, against fire, lightning or tornadoes. Should the part of the first part make default in the performance of any of these stipulations, the said part of the second part may immediately perform and discharge the same, and all accounts so expended by the said part of the second part, their heirs or assigns, in paying said taxes, insurance premiums, liens or special assessments or in protecting said title, or making said repairs, shall become a debt due in addition to the indebtedness aforesaid, and secured in like manner by this mortgage, and shall bear interest from the time of the payment thereof at the rate of eight per cent per annum payable on demand.

And for the consideration aforesaid, and for divers other good and valuable considerations, I M. C. Craig wife of said J. H. Craig do hereby release and quit-claim unto the said L. M. Poe and D. C. Rose their heirs and assigns, all my right, claim or possibility of dower in and out of the aforesaid premises.

CONDITIONED, However, that if the said J. H. Craig his heirs, executors, or administrators, shall well and truly pay or cause to be paid to the said L. M. Poe and D. C. Rose their executors, administrators, or assigns, the aforesaid sum of money, with interest thereon, according to the tenor of said note then this instrument shall be void otherwise to remain in full force and effect.

IN TESTIMONY WHEREOF, we have hereunto set our hand and seal on this the day and year first above written.

J. H. Craig (I. S.)
M. C. Craig (I. S.)

UNITED STATES OF AMERICA,
WESTERN DISTRICT,
INDIAN TERRITORY

BE IT REMEMBERED: That on this day came before me, the undersigned, a Notary Public within and for the Western District of Indian Territory aforesaid, duly commissioned and acting to me known as the mortgagor, in the foregoing instrument, and stated that he had executed the same for the consideration and purposes therein mentioned and set forth.

And on the same day voluntarily appeared before me, the said M. C. Craig wife of said J. H. Craig to me well known, and in the absence of her said husband declared that she had, of her own free will, executed said deed and signed and sealed the relinquishment of dower and homestead in said mortgage for the consideration and purposes therein contained and set forth, without compulsion or undue influence of her said husband.

WITNESS my hand and seal as such Notary Public on this 13th day of April, 1907

(SEAL) George M. Janeway Notary Public

My commission expires Oct 12 1910

Filed for record April 22 1907, at 7 o'clock P. M.

Oliver Sartori
Deputy U. S. Clerk and Ex. Officer Rec.