

221103 C.M.J.

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That Perry Carmichael and Alice Carmichael, husband and wifeof Tulsa County, Oklahoma, part ies of the first part, have
mortgaged and hereby mortgage to Title Guarantee & Trust Companyof part V of the second part, the following described real estate and premises situated in
Tulsa County, State of Oklahoma, to-wit:

All of Lot Twenty Eight (28) in Block Two (2)
in Ridgedale Terrace Second Addition to the
City of Tulsa, Oklahoma.

TREASURER'S RECEIPT
I hereby certify that I received \$10.00 and have
Record No. 7622 therefor in payment of ad valorem
tax on the within mortgage.
Dated this 6 day of Feb, 1923
WAYNE L. DICKEY, County Treasurer

with all the improvements thereon and appurtenances thereto belonging, and warrant the title to the same.

This mortgage is given to secure the principal sum of

One Thousand Twenty Five and No/100

DOLLARS

with interest thereon at the rate of 8 per cent, per annum, payable Semi annually annually from Dateaccording to the terms of (1) One certain promissory note described as follows, to-wit:

Dated January 15th, 1923, for the amount of One Thousand Twenty Five
and No/100 (\$1025.00) Dollars, in installments of Twenty and No/100
(\$20.00) Dollars per month. Said installments to be paid on or before
the 15th day of each and every month hereafter, beginning the 15th
day of February 1923. Deferred payments to bear interest at rate
of 8 per cent per annum from date until paid; interest payable
semi annually. If any of said installments becomes delinquent for
60 days the entire unpaid balance shall at once become due and
payable at option of the holder.

Provided, always, that this instrument is made, executed and delivered upon the following conditions, to-wit: That said first part ies hereby
covenant S and agree S to pay all taxes and assessments of said land when the same shall become due, and to keep all improvements in good repair
and not to commit or allow waste to be committed on the premises.

It is further expressly agreed by and between the parties hereto that if any default be made in the payment of the principal sum of this mortgage
or any interest installment, or the taxes, insurance premiums, or in case of the breach of any covenant herein contained, the whole of said principal
sum, with interest, shall be due and payable, and this mortgage may be foreclosed and second part V shall be entitled to the immediate possession of
the premises and all rents and profits thereof.

Said part ies of the first part hereby agree, that in the event action is brought to foreclose this mortgage, they will pay a
reasonable attorney's fee of \$10.00 and 10% of the amount remaining unpaid DOLLARS,
which this mortgage also secures.

Part ies of the first part, for said consideration, do hereby expressly waive appraisal of said real estate and all benefit of the
homestead, exemption and stay laws in Oklahoma.

Dated this 15th day of January, 1923Perry Carmichael SEALAlice Carmichael SEALSTATE OF OKLAHOMA, County of Tulsa, ss:

Before me, ---, a Notary Public in and for said County and State, on this 26th
day of January, 1923, personally appeared

Perry Carmichael and Alice Carmichael (husband and wife)

and
to me known to be the identical person S 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.
Witness my signature and official seal the day and year last above written.

My commission expires October 4, 1924. (Seal) B. M. Grotkop, Notary Public.

I hereby certify that this instrument was filed for record in my office on 6 day of Feb., 1923
at 4:30 o'clock P.M. Book 402, Page 448

By Brady Brown, Deputy. (Seal) O. G. Weaver, County Clerk.