

MORTGAGE RECORD NO. 403

The New-Hatch Print & Audit Co., Shawnee, Okla.

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That W.N. Robbins and Mae A. Robbins, husband and wife, of Tulsa, Tulsa, County, Oklahoma, parties of the first part, have mortgaged and hereby mortgage to Lillie G. Trullinger, of part Y of the second part, the following described real estate and premises situated in Tulsa County, State of Oklahoma, to-wit:

Lot Four (4) in Block Twenty (20) in Gillett-Hall Addition to the City of Tulsa, according to the recorded plat thereof. With all the improvements thereon and appurtenances thereto belonging, and warrant the title to the same.

RECEIVED
I have received \$ 78.00
Receipt # 13601
tax on the mortgage

Dated this 4 day of Feb., 1924
W.N. Robbins
Mae A. Robbins

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 Thirteen Hundred Seventeen and no/100 - - - DOLLARS

with interest thereon at the rate of 8 per cent, per annum, payable semi annually from date

according to the terms of one certain promissory note described as follows, to-wit:

Dated January 16th, 1924, for the amount of \$1317.00, with interest at the rate of 8 per cent payable semi annually, said note due on or before January 16th, 1927.

Provided, always, that this instrument is made, executed and delivered upon the following conditions, to-wit: That said first parties hereby covenant, sell and agree 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. and to insure, and keep insured in favor of second party, buildings on said 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 party shall be entitled to the immediate possession of the premises and all rents and profits thereof.

Said parties 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.

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

Dated this 16th day of January, 1924

W.N. Robbins

Mae A. Robbins

STATE OF OKLAHOMA, County of Tulsa, ss:

Before me, -----, a Notary Public in and for said County and State, on this 16th day of January, 1924, personally appeared W.N. Robbins and Mae A. Robbins, husband and wife,

and ----- 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.

Witness my signature and official seal the day and year last above written.

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

I hereby certify that this instrument was filed for record in my office on 2 day of Feby. A. D. 1924 at 11:20 o'clock A. M. Book 403, Page 66

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