

COMPARED

203725 C. J.

TREASURER'S ENDORSEMENT
 I hereby certify that I received \$2500 and issued
 Receipt No. 3504 therefor in payment of mortgage
 tax on the within mortgage
 Dated this 13 day of July 1922
 WAYNE L. DICKEY, County Treasurer
 Deputy

UNITED STATES OF AMERICA
 STATE OF OKLAHOMA

TITLE
 GUARANTEE and TRUST
 COMPANY

DOLLARS
 \$2500.00

TULSA, OKLA.

OKLAHOMA

FIRST MORTGAGE

KNOW ALL MEN BY THESE PRESENTS:

That R. H. Hughes, a widower of Tulsa County, in the State of Oklahoma, parties of the first part, have mortgaged and hereby mortgage to Title Guarantee & Trust Company of Tulsa, Oklahoma party of the second part, the following described real estate and premises, situate in Tulsa County, State of Oklahoma, to-wit: The West Half of the Southeast quarter of Section Twelve (12), Township Sixteen (16) North, Range Thirteen (13) East, containing eighty (80) acres, more or less with all the improvements thereon and appurtenances thereunto belonging, and warrant the title to the same.

This Mortgage is given to secure the principal sum of Twenty Five Hundred & No/100 Dollars, with interest thereon at the rate of 7 per cent per annum, payable semi-annually from July 3, 1922 according to the terms of one certain promissory note, described as follows, to-wit:

One note for the sum of \$2500.00 dated July 3, 1922, due July 3, 1927 with

interest at the rate of 7% per annum, payable semi-annually, signed

by R. H. Hughes, a widower, in favor of the Title Guarantee & Trust Co.

Permission is hereby given to pay \$500.00 or more on any interest paying date after July 3, 1924,

executed by the makers hereof, of even date herewith, due and payable to the order of the second party, with interest thereon at the rate of -----per centum per annum until due, and at the rate of ten per centum per annum after maturity.

The interest before maturity is further evidenced by 10 coupons attached to the principal note, principal and interest payable at the place designated in said note and coupons.

The party of the first part hereby makes the following special covenants to and with said party of the second part and their assigns, to-wit:

FIRST. That said first party will procure separate policies of insurance against fire and tornadoes, each in the sum of Twenty five Hundred & no/100 Dollars, and maintain the same during the life of this mortgage for the benefit of the mortgagee or their assigns, and made payable to the mortgagee or assigns as his or their interest may appear.

SECOND. That the first party will pay all taxes and assessments, whether general or special, lawfully levied or assessed on said premises before the same become delinquent.

THIRD. That the said first party will keep and maintain all improvements on the premises in good condition; as well as for the failure to pay any part of the indebtedness hereby secured, either principal or interest, at the time the same become due, the holder of this mortgage may declare the entire sum or sums secured hereby due and payable, without notice and shall be entitled to a foreclosure of this mortgage for the satisfaction thereof.

FORTH. In case of default in payment of any insurance premium, taxes or assessments, the holder of this mortgage may pay and discharge the same, and all such sums so paid shall be secured by the lien of this mortgage and draw, interest at the rate of ten per cent per annum, provided that such payments by the mortgagee shall not operate as a waiver of the right to foreclose the mortgage under the provisions of the fourth special