

RECEIVER'S EXEMPT  
I hereby certify that I received from W. W. Stuckey and issued  
Receipt No. 20-6-27 therefor in payment of mortgage  
tax on the within mortgage.  
Dated this 30 day of July, 1923  
W. W. Stuckey County Treasurer  
Deputy

STATE OF OKLAHOMA, Tulsa County, ss.  
This instrument was filed for record on the 30 day of  
July, 1923, at 3:40 o'clock, P. M.,  
and duly recorded in Book 408 on page 619  
Fees \$  
By O. G. Weaver, County Clerk  
(Seal) Brady Brown, Deputy.

THIS INDENTURE, Made this Thirtieth day of July, A. D. 1923, between  
Lucy D. Thair and her husband John D. Thair  
of Tulsa County, in the State of Oklahoma, part 1st of the first part, and  
of John Carter  
Tulsa, Oklahoma part 2nd of the second part:  
WITNESSETH, That said part 1st of the first part, in consideration of the sum of  
Four Hundred Fifty and No/100 Dollars,  
the receipt of which is hereby acknowledged, do by these presents grant, bargain, sell and convey unto said part 2nd of the second part his heirs  
and assigns, all the following described real estate situated in Tulsa County and State of  
Oklahoma, to-wit:

Lot Sixteen (16), in Block Three (3) of Sunnybrook  
Addition to Tulsa, Tulsa County, Oklahoma, according  
to the Recorded plat thereof.

To have and to hold the same, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise apper-  
taining forever.

This conveyance is intended as a mortgage to secure the payment of Twenty Two promissory note S of even date here-  
with. One for \$ 20.00 due September 1, 1923 and twenty other notes due each consecu- 192  
tive month thereafter, and one last note in amount of \$30.00 due immediately thereaf-  
after payment of last \$20.00 note.  
made to John Carter

or order, payable at monthly  
with eight per cent interest per annum, payable semiannually and signed by Lucy D. Thair and her husband John D. Thair  
Said first part ies hereby covenant that they are owner S in fee simple  
of said premises and that they are free and clear of all incumbrances.

That they have good right and authority to convey and encumber the same, and  
the Y will warrant and defend the same against the lawful claims of all persons whomsoever. Said first part ies agree to insure the buildings on said  
premises in the sum of \$ --- for the benefit of the mortgagee and maintain such insurance during the existence of this mortgage. Said first part  
agree to pay all taxes and assessments lawfully assessed on said premises before delinquent.

Said first part ies further expressly agree that in case of foreclosure of this mortgage, and as often as any proceeding shall be taken to foreclose  
same as herein provided, the mortgagee will pay to the said mortgagee --- Dollars  
as attorney's or solicitor's fees therefor, in addition to all other statutory fees; said fee to be due and payable upon the filing of the petition for foreclosure and the  
same shall be a further charge and lien upon said premises described in this mortgage, and the amount thereon shall be recovered in said foreclosure suit and included  
in any judgment or decree rendered in action as aforesaid, and collected, and the lien thereof enforced in the same manner as the principal debt hereby secured.

Now if said first part ies shall pay or cause to be paid to said second part Y his heirs or assigns said  
sum --- of money in the above described note --- mentioned, together with the interest thereon according to the terms and tenor of said note  
and shall make and maintain such insurance and pay such taxes and assessments then these presents shall be wholly discharged and void, otherwise shall remain in full  
force and effect. If said insurance is not effected and maintained, or if any and all taxes and assessments which are or may be levied and assessed lawfully against  
said premises, or any part thereof, are not paid before delinquent, then the mortgagee S may effect such insurance or pay such taxes and assessments and shall  
be allowed interest thereon at the rate of --- per cent per annum, until paid, and this mortgage shall stand as security for all such payments; and if  
said sum or sums of money or any part thereof is not paid when due, or if such insurance is not effected and maintained or any taxes or assessments are not paid before  
delinquent, the holder of said note --- and this mortgage may elect to declare the whole sum or sums and interest thereon due and payable at once and proceed to  
collect said debt including attorney's fees, and to foreclose this mortgage, and shall become entitled to possession of said premises.

Said first part ies waive notice of election to declare the whole debt due as above and also the benefit to stay, valuation or appraisal laws.  
IN WITNESS WHEREOF, said part ies of the first part ies hereunto set their hand the day and year first above written.

Lucy D. Thair  
John D. Thair

KNOW ALL MEN BY THESE PRESENTS:

ASSIGNMENT

That --- of --- County, Oklahoma, the within  
named mortgagee --- in consideration of the sum of --- DOLLARS,  
to --- in hand paid, the receipt whereof is hereby acknowledged, do --- hereby sell, assign, transfer, set out and convey unto  
--- heirs and assigns, the within mortgage deed, the real estate conveyed and the promissory note --- debts and claims thereby secured, and the  
covenants therein contained.

TO HAVE AND TO HOLD THE SAME FOREVER, Subject, nevertheless, to the conditions therein contained.

IN WITNESS WHEREOF, The said mortgagee --- ha --- hereunto set --- hand --- this --- day of  
--- 192---

STATE OF OKLAHOMA, Tulsa County, ss.  
Before me, H. Augustus Guess, a Notary Public in and for said County and State  
on this 30 day of July, 1923, personally appeared  
Lucy D. Thair and John D. Thair to me known to be the identical person S who executed the above  
instrument and acknowledged to me that --- executed the same as --- free and voluntary act and deed for the uses and purposes therein set  
forth. Witness my hand and notarial seal on the day and date last above written.  
WITNESS my official hand and seal the day and year above set forth.  
My commission expires Dec. 13, 1924, 192--- (Seal) H. Augustus Guess,  
Notary Public.