

TREASURER'S ENDORSEMENT

I hereby certify that I received \$2.40 and issued
Receipt No. 10763 therefor in payment of mortgage
tax on the within mortgage.
Dated this 4 day of Aug. 1923
W. W. Stucky, County Treasurer
D. L. B. Deputy

STATE OF OKLAHOMA, Tulsa County, ss.

This instrument was filed for record on the 3 day of
August, 1923, at 11:50 o'clock A. M.,
and duly recorded in Book 408 on page 630.
Fees \$.

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

THIS INDENTURE, Made this 23rd day of July A. D. 1923, between
W. W. Frazier, a single man,
of Tulsa County, in the State of Oklahoma, part V of the first part, and
Blanche B. Drum
of Tulsa, Oklahoma, part V of the second part:
WITNESSETH, That said part V of the first part, in consideration of the sum of
One Thousand and No/100 (\$1,000.00) Dollars,
the receipt of which is hereby acknowledged, do hereby by these presents grant, bargain, sell and convey unto said part V of the second part her heirs
and assigns, all the following described real estate situated in Tulsa County and State of
Oklahoma, to-wit:

Lot Twenty-one (21) in Block Two (2) in Sequoyah Place
Addition to the city of Tulsa, according to the recorded
plat thereof,

#1.

State of Oklahoma, Tulsa County, ss.
Before me the undersigned, a Notary Public in and for said County and State, on this 23rd
day of July, 1923, personally appeared W. W. Frazier, a single man, to me known to be the
identical person who executed the within and foregoing instrument, and acknowledged to me
that he executed the same as his free and voluntary act and deed for the uses and purposes
therein set forth. Witness my official hand and seal the day and year above set forth.
My commission expires January 2, 1927. (Seal) Arden E. Ross, Notary Public.

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 One promissory note of even date here-
with. One for \$1,000.00 of even date herewith, payable in installments of \$35.00 per month,
beginning, beginning September 1, 1923, with interest at the rate of 8 per centum per
annum, payable monthly, from August 1, 1923.
made to

Blanche B. Drum or order

or order, payable at

with per cent interest per annum, payable semi-annually and signed by

Said first part hereby covenants that he is owner in fee simple
of said premises and that they are free and clear of all incumbrances except a first mortgage in the sum of \$1,200.00
now of record.

That he has good right and authority to convey and encumber the same, and
he will warrant and defend the same against the lawful claims of all persons whomsoever. Said first part agrees to insure the buildings on said
premises in the sum of \$10.00 for the benefit of the mortgagee and maintain such insurance during the existence of this mortgage. Said first part agrees to pay all taxes and assessments lawfully assessed on said premises before delinquent.

Said first part further expressly agrees 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 \$10.00 and ten per cent of the amount due to him
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 shall pay or cause to be paid to said second part her 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 may effect such insurance or pay such taxes and assessments and shall
be allowed interest thereon at the rate of ten 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 waives 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 of the first part has hereunto set his hand the day and year first above written.

W. W. Frazier

#1.

ASSIGNMENT

KNOW ALL MEN BY THESE PRESENTS:

That Blanche B. Drum of Tulsa County, Oklahoma, the within
named mortgagee in consideration of the sum of One Dollar and other valuable consideration DOLLARS
to her in hand paid, the receipt whereof is hereby acknowledged, do hereby sell, assign, transfer, set out and convey unto
Walters, Walters & McBride their
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 has hereunto set her hand this 24th day of
July 1923

Blanche B. Drum

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, the undersigned, a Notary Public in and for said County and State
on this 24th day of July 1923, personally appeared Blanche B. Drum
to me known to be the identical person who executed the above
instrument and acknowledged to me that she executed the same as her free and voluntary act and deed for the uses and purposes therein set
forth.

WITNESS my official hand and seal the day and year above set forth.
My commission expires January 2, 1927. (Seal)

Arden E. Ross

Notary Public.