

209698 C. J.

OKLAHOMA FIRST MORTGAGE

KNOW ALL MEN BY THESE PRESENTS:

COMPARED

THAT J. T. Adams and Martha Adams, his wife of Jenks, Tulsa County, in the State of Oklahoma, parties of the firstpart, have mortgaged and hereby mortgagge to The First State Bank, Jenks, Oklahoma party of the second part, the following described real estate and premises, situate in Jenks, Tulsa County, State of Oklahoma, to-wit:

Lots Seven (7) and eight (8) in Block Thirty-six (36) in the town of Jenks, Tulsa County, Oklahoma according to the recorded plat and survey thereof now on file in the Office of the Recorder of Deeds in The County of Tulsa and State of Oklahoma.

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 Two hundred ten and no/100 DOLLARS, with interest thereon at the rate of 10 per cent . per annum, payable after mty of each note according to the terms of five certain promissory notes, described as follows, to-wit:

Each note dated 9-22-22, amount of each note \$42.00 and due in one, two, three, four and five months after date bearing 10% after mty. executed by the makers hereof, of even date herewith, due and payable as follows; \$42.00 on 10-22-22 First, 191---- and each month thereafter First, 191---, 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 ----per centum per annum after due.

The interest before maturity is further evidenced by -----coupons attached to the \$----- note and ----- coupons attached to the \$----- note, principal, and interest payable at the place designated in said note and coupons, and said principal note and coupons being numbered-----

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

FIRST. That said first parties will procure separate policies of insurance against fire and tornadoes, each in the sum of Two hundred 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 parties 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 parties will keep and maintain all improvements on the premises in good condition; commit or suffer no waste thereon; and not allow said premises to become in a dilapidated condition.

FOURTH. Upon any breach of the first, second or third special covenants of this mortgage hereinbefore enumerated, 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.

FIFTH. 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