

COMPAILED

REAL ESTATE MORTGAGE RECORD No. 424 443

BLACK PRINTING CO. TULSA

247342 C.M.J. Twentieth December A.D. 1923, between

Mabel F. Ryan and James P. Ryan, her husband

of Tulsa, Tulsa County, in the State of Oklahoma, of the first part, and
P. J. Hoagland of the same place of the second part.

WITNESSETH, That the said part 1st of the first part in consideration of the sum of
Twenty two hundred (\$2200.00)

the receipt whereof is hereby acknowledged, do by these presents grant, bargain, sell and convey unto said part 2nd of the second part
assigns, all of the following described REAL ESTATE, situate in the County of Tulsa State of Oklahoma, to

Lot Seven (7), except the Southerly twenty (20) feet thereof in Block Four (4), in the Original Town of Tulsa, Oklahoma, according to the Government plat and survey thereof, and more particularly described as follows: Beginning at the Northwest corner of said Lot Seven (7), the same being on the Cherokee Creek line, thence in a Southerly direction along the Westerly line of said Lot Seven (7) a distance of seventy-seven and nine-twelfths (77 9/12) feet; thence in an Easterly direction on a straight line to the Westerly line of the alley in said block to a point which is Twenty-five and one twelfth (25 1/12) feet Southerly along said alley line from the Northeast corner of said lot; thence Northerly along said alley said distance of twenty five and one twelfth (25 1/12) feet to the North-easterly corner of said lot; thence West along the North line of said lot to the place of beginning.

For value received, I acknowledge satisfaction and payment in full of the within mortgage and same is hereby released.
Signed and acknowledged before me this 16th day of December 1923
By Mabel F. Ryan
James P. Ryan
County Clerk

TO HAVE AND TO HOLD THE SAME, Together with all and singular the tenements, hereditaments and appurtenances thereto in anywise appertaining, forever.

PROVIDED, ALWAYS, And these presents are upon the express condition, that whereas the said Mabel F. Ryan and James P. Ryan

grantor 1st ha 2nd executed and delivered their certain promissory note dated Dec. 20, 1923 to said part 2nd of the second part for \$ 2200.00

due in three (3) years from date hereof, with the privilege to the parties of the first part of paying all or any part of said principal sum on any interest bearing date, with interest at the rate of eight per centum per annum, payable semi annually.

And the first part 1st agree to keep the buildings insured for \$ 2200.00 In case that the papers for foreclosure are filed, the first part 1st agree to pay a reasonable attorney fee of \$ 10.00 and ten per cent Now, if said part 1st of the first part shall pay or cause to be paid to said part 2nd of the second part, his heirs or assigns, said sum of money in the above described note together with the interest thereon, according to the terms and tenor of the same, then these presents shall be wholly discharged and void, and otherwise shall remain in full force and effect. But if said sum or sums of money, or any part thereof or any interest thereon, is not paid when the same is due, or if the taxes or assessments levied against said premises or any part thereof, or the taxes assessed against the said second party or any assignee of said note or the debt secured thereby, or, if the insurance is not paid, the second party may pay the same, and the amount so paid shall become a part of this indebtedness and the whole of said sum or sums and interest thereon, shall, and by these presents does become due and payable, and shall bear 10 per centum interest per annum, and said part 2nd of the second part shall be entitled to the possession of said premises. And the said part 1st of the first part for said consideration do hereby waive, or not waive, appraisalment, at the option of said second part 2nd his heirs and assigns.

IN WITNESS WHEREOF, The said part 1st of the first part ha 2nd hereunto set their hand the day and year first above written.

WITNESSES: Mabel F. Ryan James P. Ryan

ACKNOWLEDGEMENT

STATE OF Oklahoma COUNTY OF Tulsa ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this Twentieth day of December, 1923 personally appeared

Mabel F. Ryan and James P. Ryan, her husband

to me known to be the identical person 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.

Given under my hand and seal the day and year last above written. My Commission expires June 4th, 1924. (Seal) R. H. Siegfried, Notary Public

STATE OF OKLAHOMA, Tulsa County, ss. Filed for record this the 22 day of Dec. 1923, at 8:00 o'clock A.M.

Book 424, Page 443 Brady Brown, Deputy. (Seal) O. G. Weaver, County Clerk