

BLACK PRINTING CO., TULSA

THIS INDENTURE, Made this 26th day of December, A. D. 1922, between
J. H. Crabtree a single man
of Tulsa County, in the State of Oklahoma, of the first part, and
J. E. Baker of the second part.

WITNESSETH, That the said part. Y of the first part in consideration of the sum of Two Hundred Twenty-five (\$225.00) dollars and DOLLARS the receipt whereof is hereby acknowledged, do es by these presents grant, bargain, sell and convey unto said part. Y of the second part his heirs and assigns, all of the following described REAL ESTATE, situate in the County of Tulsa State of Oklahoma, to-wit:

Lot Four (4) in Block Nine (9) Martin Addition
to the city of Tulsa State of Oklahoma according to the
recorded plat thereof.

This mortgage is given as a first mortgage and there are no incumbrances against said property.

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

PROVIDED, ALWAYS, And these presents are upon the express condition, that whereas the said _____
J. H. Crabtree

grantor, has executed and delivered one certain promissory note dated December 26th 1922
to said part Y of the second part for \$ 225.00 due June 26th 1923.

Said note signed by Richard Flood and Virginia Flood his wife and J.H. Crabtree

with interest at the rate of 10 per centum per annum, payable semi annually

And the first party Y agree ----- to keep the buildings insured for \$ ----- me and before signed by the

In case that ~~the~~ papers for foreclosure are filed, the first part...Y...agree...S...to pay ~~an~~ attorney fee of \$...\$50.00 and 10 per cent.

Now, if said part Y of the first part shall pay or cause to be paid to said part of the second ^{or the full amount} of the first part, he or assigns, said sum of money in the above described note, S 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 Y of the second part shall be entitled to the possession of said premises. And the said part Y of the first part for said consideration do hereby semi-annually or not waive his appraisalment, at the option of said second part his heirs and assigns.

IN WITNESS WHEREOF, The said part Y of the first part ha S hereunto set his hand the day and year first above written.

WITNESSES:

J. H. Crabtree

ACKNOWLEDGEMENT

STATE OF Ill. COUNTY OF Ill. ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this 27th day
of December, 1922, personally appeared _____
J. H. Crabtree 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.

Given under my hand and seal the day and year last above written.

My Commission expires Dec. 2, 1926 (SEAL) J. R. Underwood Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 27th day of Dec. 19 22 at 3:15 o'clock P.M.
Book 424, Page 9

F. Delman

Deputy.

(SEAL) O. D. Lawson

County Clerk