

this the day and year last above written.

My Commission Expires May 1st, 1926 (SEAL) A. V. Long, Notary Public

Filed for record in Tulsa County, Tulsa Oklahoma, Oct 30th 1922 at 4:30 o'clock P. M.
in Book 427, page 230

By F. Delman, Deputy

(SEAL)

O. D. Lawson, County Clerk

212222Z 2222Z

COMPARED

REAL ESTATE MORTGAGE

In Book 431, page 26

TREASURER'S ENDORSEMENT

I hereby certify that I received \$_____ and issued
Receipt No. _____ therefor in payment of mortgage
tax on the within mortgage.

Dated this _____ day of _____ 192____

WAYNE L. DICKLY, County Treasurer

Deputy

KNOW ALL MEN BY THESE PRESENTS, That on this

28th day of October 1922, Elizabeth Mangan

and James Mangan, her husband, of Tulsa

County, State of Oklahoma, parties of the first

part, in consideration of the sum of Seven

Hundred and no/100 DOLLARS to them in hand paid by CHARLES E. DENT, party of the second

part, receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey

unto said CHARLES E. DENT, his heirs, executors, administrators and assigns, the follow-

ing premises situate in the County of Tulsa in the State of Oklahoma, with all the im-

provements thereon and appurtenances thereunto belonging, together with the rents, issues,

and profits thereof, and more particularly bounded and described as follows, to-wit:

All of Lot Six (6) in Block Three (3) of Mitchell-Crosbie

Addition to the City of Tulsa, Oklahoma, according to the recorded plat

thereof

according to the official plat thereof, and warrant the title to the same.

TO HAVE AND TO HOLD the above granted premises, with appurtenances, rights
and privileges, unto the said CHARLES E. DENT, his heirs, executors, administrators
and assigns, forever.

PROVIDED ALWAYS, This conveyance is made upon the following conditions and
covenants, to-wit:

First: Said first party hereby covenants and agrees, that he is lawfully
seized in fee of the premises hereby conveyed, and that he has good right to sell and
convey the same as aforesaid; that the said premises are free and clear of all incumbrances
that he will forever warrant and defend the title to the said premises against all law-
ful claims and demands,

Second: That he will pay to said second party, or order, Seven Hundred and
no/100 DOLLARS WITH INTEREST thereon from Oct. 28, 1922 until paid, at the rate of eight
per cent per annum, payable monthly in each year, in accordance with one certain promis-
note of the said first party, due 28th of each month beginning Nov. 28, 1922 with inter-
est coupons attached of even date herewith.

Third: That during the continuance in force of this instrument, the said first
party will pay all taxes, charges, assessments, rights or impositions, general or special,
whether municipal, county, state or federal, that may be levied upon said real estate,
when the same shall become, by law, due and payable, and that first party will exhibit
once a year, on demand, receipts of the proper persons, to said party of the second part,
his heirs, executors, administrators or assigns showing payment thereof, until the in-
debtedness hereby secured shall be fully paid. The said first party further agrees to con-
stantly keep the said premises free from mechanic's liens and all other liens, and to
preserve and protect the security hereunder against any adverse, superior or intervening
claim or interest.

Fourth: That said first party will keep all buildings, fences, side-walks and
other improvements on said real estate, in as good repair and condition as the same are in