

which is hereby leased to the lessee, to be occupied by any chile parlors, or doughnut shops, nor shall he permit any signs or obstructions to be erected and maintained prevent-free and unrestricted access from and to the lobby of said theater.

IX. In the event that the lessor fails to make the rental payments or to comply with the contract dated April 26, 1917, between John M. Townley and Thomas L. Townley as first parties, and C. W. McCarty as second party, for the leasing of the land upon which the aforesaid building is located, then the lessee may at its option make the payments therein provided, and deduct same from its monthly rental.

X. And it is understood and agreed, that in case of the violation of the foregoing covenants, agreements, conditions, and rules or regulations, now or hereafter to be established, or either of them, by the said lessee, this lease shall thenceforth (at the option of the said lessor) become null and void and said lessor may re-enter without notice, and the rent in such case shall become due, to be apportioned and paid on and up to the day of such entry, the said lessee herein expressly waiving the service of notice of legal proceedings, anything in this lease to the contrary notwithstanding. And said lessee shall be liable for all loss and damage resulting from such violation as aforesaid.

IN TESTIMONY WHEREOF, The parties hereto have set their hands and seals on the day and date first above written.

C. W. McCarty

E. R. Perry

Parties of the First Part.

MAJESTIC AMUSEMENT COMPANY,

By Ralph Talbot
President.

ATTEST:

Harry Castle

Secretary.

STATE OF OKLAHOMA,)
COUNTY OF TULSA.) SS.

Before me, the undersigned, a Notary Public in and for said County and State, on this 1st day of December, 1919, personally appeared C. W. McCarty and E. R. Perry, to me known to be the identical persons 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.

My commission expires March 10, 1923

(SEAL) Blanche Johnson, Notary Public

Filed for record in Tulsa County, Tulsa Oklahoma, Oct 19, 1922 at 11:50 o'clock A. M.
in Book 427, page 92

By F. Delman, Deputy

(SEAL)

O. D. Lawson, County Clerk

211615 C. J. COMPARED

SECOND MORTGAGE

TREASURER'S ENDORSEMENT
I certify that I received \$ 200.00 and issued
therefor in payment of mortgage
tax of the within mortgage.
Date this 17 day of Oct 1922
WAYNE L. DICKEY, County Treasurer

THIS MORTGAGE, Made this 17th day of October,
A. D. 1922, by and between Julia Alice Mohr
and William B. Mohr, her husband of Tulsa
County, in the State of Oklahoma, as the
parties of the first part (hereinafter called

mortgagors whether one or more), and EXCHANGE TRUST COMPANY, a corporation, of Tulsa,
Oklahoma, as the party of the second part (hereinafter called mortgagee);

WITNESS, That the said mortgagors for the purpose of securing the payment of
the sum of Two Hundred and no/100 DOLLARS, and the interest thereon, as herein set
forth, do by these presents mortgage unto said mortgagee, its successors and assigns,
all of the following described real estate, situated in Tulsa County, Oklahoma, to-