

and assessed lawfully against said premises, or any part thereof, are not paid before the same become delinquent, then the mortgage herein his successors or assigns may effect such insurance, and pay such taxes and assessments and shall be allowed interest thereon at the rate of ten (10) per cent per annum until paid, and this mortgage shall stand as security for all such payments and sums; and if said sum or sums of money or any part thereof, or any interest thereon is not paid when the same becomes due and payable, or if such insurance is not effected and maintained and the certificates or policies delivered to said second party, its successors or assigns, or if any taxes or assessments are not paid before the same shall be delinquent, the holder of said notes and this mortgage may, without notice to first part..., elect to declare the whole sum or sums with interest thereon and attorney's fees therein provided for due and payable at once and proceed to collect said debt, interest and attorney's fees set out and mentioned in said note, according to the terms and tenor thereof and also all sums paid for insurance and taxes and legal assessments and interest thereon and also to foreclose this mortgage, whereupon the said second party, its successors and assigns, shall become and be entitled to the possession of said premises and shall be entitled to the rents and profits thereof, and shall be entitled to the appointment of a receiver for the collection of said rents and profits.

And it is further expressly agreed, that as often as any proceeding is taken to foreclose this mortgage, said first party shall pay to said second party, its successors and assigns, a sum equal to Ten Dollars and Ten Per Cent additional of the total amount due on said mortgage and on said note as an attorney's fees for such foreclosure, in addition to other legal costs, and that such attorney's fee shall be a lien upon the premises hereinabove described, and a part of the debt secured by this mortgage.

IN WITNESS WHEREOF, the party of the first part has hereunto set his hand the day and year first above written.

H. B. Groszman

State of Oklahoma

Tulsa County, ss

Before me a Notary Public in and for said County and State on this 15 day of November, 1922, personally appeared H. B. Groszman, 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.

(SEAL) Arthur E. Crawford

My commission expires June 15, 1926.

Filed for record in Tulsa, Tulsa County, Oklahoma. Nov. 18, 1922 at 9:30 o'clock A. M. and recorded in book 430 at page 253.

By A. Delman, Deputy

(SEAL) C. J. Lawson, County Clerk

214116 mbh GENERAL WARRANTY DEED.

COMPARED

THIS AGREEMENT, Made this 17th day of November, 1922 between John H. Miller, Trustee of Tulsa, Oklahoma, party of the first part, and Mrs. Antonia Lutz and Roy H. Gannon, parties of the second part;

WITNESSETH:

INTERNAL REVENUE

\$ 200

THAT, in consideration of the sum of sixteen Hundred and no/100ths (\$1600.00) Dollars the receipt of which is hereby acknowledged, said party of the first part does, by these presents, grant, bargain, sell and convey unto said parties of the second part, their heirs and assigns, all of the following described real estate, situated in the