

Filed for record in Tulsa County, Okla. on Dec. 2, 1922, at 11:40 A.M. and duly recorded in book 431, page 400, By F. Delman, Deputy, (SEAL) O.D. Lawson, County Clerk.

215320 - BH

OKLAHOMA MORTGAGE.

This indenture, made this 1st day of November, in the year of our Lord, one thousand nine hundred and twenty-two, between Annie B. Lipe nee Price, and J. C. Lipe, her husband of Rogers County, Oklahoma, of the first part and Conservative Loan and Trust Company, a corporation of the second part.

Witnesseth, that the said parties of the first part do hereby mortgage to the party of the second part its successors and assigns, the following described real estate, situated in Tulsa County, Oklahoma, to-wit:

The southwest quarter of Southeast quarter and the south half of northwest quarter of southeast quarter and the northeast quarter of northwest quarter of southeast quarter of section 16, township 22 north, range 14 east,

with all the improvements thereon and appurtenances thereunto belonging and warrant the title to the same.

This mortgage is given to secure the sum of two thousand and no/100 dollars, with interest thereon at the rate of 6½ per cent per annum, from date hereof, payable annually according to the terms and at the time and in the manner provided by one certain promissory note of even date herewith, with coupons for such interest thereto attached, and payable to the order of the mortgagee herein, on the dates therein specified (or in partial payments prior to maturity in accordance with stipulations therein) signed by first parties.

It is expressly agreed and understood by and between the said parties hereto, that this mortgage is a first lien upon said premises; that the first parties will pay said principal and interest at the time when the same falls due, and at the place and in the manner provided in said note, and will pay all taxes and assessments against said land when the same are due each year, and will not commit or permit any waste upon said premises; that the buildings and other improvements thereon shall be kept in good repair, and shall not be destroyed or removed without the consent of said second party, and shall be kept insured for the benefit of said second party, or assigns, against loss by fire, lightning or tornado, for not less than - - - dollars in form and companies satisfactory to said second party, and that all policies shall be delivered to said second party. If the title to said premises be transferred, said second party is authorized, an agent of the first party, to assign the insurance to the grantees of the title.

It is further agreed and understood, that the said second party or assigns, may pay any taxes or assessments levied against said premises, or any other sum necessary to protect the rights of such party, including insurance upon buildings, and recover the same from the first parties with ten per cent interest and that every such payment is secured hereby, and that in case of foreclosure hereof, and as often as any foreclosure hereof may be filed, or note placed in the hands of an attorney for collection, the holder hereof may recover from the first parties an attorney's fee of two Hundred dollars, which is secured hereby, and which the first parties promises and agrees to pay, together with all costs.

It is further agreed, that any expense incurred by second party, or assigns, in litigation or otherwise, including attorney's fees and abstract of title to said premises, by reason of this mortgage, or to protect its lien, or to enable it to bring suit to

RECEIVED
I hereby certify that I received \$200 and issued
Receipt No. 4480 - therefor in payment of mortgage
on the within mortgage. Dec 2 1922
dated this 2 day of Dec 1922
WAYNE L. DICKY County Treasurer
Deputy