

Filed for record in Tulsa County, Okla. on Jan 15, 1923, at 2:00 P.M. and duly recorded in book 432, page 295, By Brady Brown, Deputy,

(SMAL) O.G. Weaver, County Clerk.

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COMPARED

MORTGAGE.

OF REAL ESTATE.

This indenture made this 13th day of January, A.D. 1923, between J. R. Cole, Jr. and Sarah E. Cole, his wife of Tulsa County, in the State of Oklahoma, of the first part and Central National Bank, of Tulsa County, in the State of Oklahoma, of the second part.

Witnesseth, that said parties of the first part in consideration of Nine Thousand and no/100 dollars (\$9,000.00) the receipt of which is hereby acknowledged, do by these presents grant, bargain, sell and convey unto said party of the second part, its successors and assigns, the following described real estate, situated in Tulsa County, and State of Oklahoma, to-wit:

Lot 1, Block 3, Beuna Vista Park Addition, according to the revised plat made by Gordon Lowe and filed in the office of the County Clerk on June 27, 1921, which plat is designated as the plat of Beuna Vista Addition, otherwise described by metes and bounds, as follows: Beginning at a point on the west line of Denver Avenue and 30 feet north of the northeast corner of Block 3, according to the original plat and the first amended plat of Beuna Vista Park Addition; thence west to the east line of the private driveway, according to the first amended plat of said addition; thence in a southeasterly direction along the northeasterly boundary line of said private driveway a distance of 121.3 feet; thence east to a point on the ~~east~~ ^{west} line of Denver Avenue 70 feet south of the northeast corner of Block 3, according to the original and first amended plat thereof, thence north 100 feet to the place of beginning.

To have and to hold the same, unto the said party of the second part, its successors and assigns, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in any wise appertaining forever.

Provided, always, and these presents are upon this express condition that whereas said J. R. Cole, Jr. and Sarah E. Cole, have this day executed and delivered a certain promissory note in writing to said party of the second part, described as follows: Note dated January 13, 1923, due in 60 days from date for \$9,000.00, payable to the Central National Bank, of Tulsa, Okla.

Now, if said parties of the first parties shall pay or cause to be paid to said party of the second part, its successors or assigns, said sum of money in the above described note mentioned, together with the interest thereon, according to the terms and tenor of the same, then this mortgage 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, and if the taxes and assessments of every nature which are or may be assessed and levied against said premises or any part thereof are not paid when same are by law made due and payable, the whole of said sum or sums, and interest thereon, shall then become due and payable and said party of the second part shall be entitled to possession of said premises, and said parties of the

hereby certify that I received \$1,800 and it was
Receipt No. 72122 therefor in payment of mortgage
tax on the within mortgage.
Dated this 15th day of Jan 1923
WAYNE L. DICKY, County Treasurer
Deputy