

and assigns forever; and I do hereby bind myself, my heirs, successors and assigns, and legal representatives, to warrant and forever defend, all and singular, the said premises unto the said J. T. Allmond, his heirs and assigns, against every person whomsoever lawfully claiming, or to claim, the same or any part thereof.

Witness my hand at Tulsa, Oklahoma, this 1st day of March A. D. 1919

John J. Harden

THE STATE OF OKLAHOMA)
County of Tulsa)

Before me, the undersigned authority, a Notary Public in and for Tulsa County, Oklahoma, on this day personally appeared John J. Harden known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and considerations therein expressed.

Given under my hand and seal of office this 1st day of March A. D. 1919

Seal Reads---Com. exp. Jan. 25, 1921 (SEAL)

Dora Bobzien, Notary Public,
Tulsa County, Oklahoma

Filed for record in Tulsa County, Tulsa Oklahoma, Jan. 12, 1923, at 2:35 o'clock P. M. in Book 434, page 185

(SEAL)

O. G. Weaver, County Clerk

By Brady Brown, Deputy

218926 C. J. COMPARED

REAL ESTATE MORTGAGE

TREASURER'S RECEIPT
I hereby certify that I received \$ 240 and turned
Receipt No. 7180 therefor in payment of ad valorem
tax on the within property
Dated this 12 day of Jan 1923.
WAYNE L. DICKEY, County Treasurer

KNOW ALL MEN BY THESE PRESENTS, That in considera-
tion of Four Thousand and no/100 DOLLARS, the re-
ceipt of which is hereby acknowledged, Kate L.
Everett and Elton Everett, her husband of Tulsa

County, State of Oklahoma, Mortgagors, hereby grant, bargain, sell, convey and mortgage unto
Elsie H. Gubser Mortgagee, the following described real estate, situate in Tulsa County,
Oklahoma, to-wit: Lots number Twentythree (23) and Twentyfour (24) in Block number Four (4)
of the Orchard Addition to the City of Tulsa according to the recorded plat thereof on file

The mortgagors represent that they have fee simple title to said land, free and
clear from all liens, and incumbrances, and hereby warrant the title against all persons, waiv-
ing hereby all rights of homestead exemption, appraisalment, stay and redemption.

PROVIDED, That whereas said mortgagors, Kate L. Everett and Elton Everett, her
husband are justly indebted to said mortgagee in the principal sum of Four Thousand and
no/100 Dollars, for a loan thereof made by said mortgagee to said mortgagors and payable ac-
cording to the tenor of one certain principal note executed by said mortgagors, bearing even date
herewith, payable to the order of said mortgagee on the 10th day of January, 1926 with interest
from date until default or maturity, at the rate of eight per cent. per annum, and after default
or maturity, at the rate of ten per cent. per annum, payable semi-annually both before and
after maturity, at Tulsa, Okla.

If said mortgagors shall pay the aforesaid indebtedness, both principal and interest,
according to the tenor of said note, as the same shall mature, and shall keep and perform all
the covenants and agreements of this mortgage, then these presents to become void; otherwise
to remain in full force and effect.

Said mortgagors agree to pay all taxes and assessments that may be levied within
the State of Oklahoma, upon said lands and tenements, or upon any interest or estate therein.
In case said mortgagors shall fail to pay any such taxes, assessments or charges, then the
holder of this mortgage and the note secured thereby may pay said taxes, assessments or charges,
and said mortgagors agree to repay upon demand the full amount of said advances, with interest
at the rate of ten per cent. per annum from date of such advances, and this mortgage shall be
a further lien for the payment thereof.