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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.

WITNESS my hand and official seal.

My commission expires March 26th, 1925 (SEAL) E. A. Lilly, Notary Public
Filed for record in Tulsa County, Tulsa Oklahoma, Jan. 20, 1923 at 11:45 o'clock A. M. in Book 454, page 323

By Brady Brown, Deputy (SEAL) O. G. Weaver, County Clerk

219688 C. J. COMPARED

M O R T G A G E

TREASURER'S ENDORSEMENT
I hereby certify that I received \$ 06.00 and is for
Receipt No. 7324 the fee in payment of mortgage
tax on the within recited.

Dated this 20 day of Jan 1923

WAYNE L. HICKEY, County Treasurer

Deputy

FOR THE CONSIDERATION OF One Hundred Fifty DOLLARS
Annie G. Anderson, nee Williams, and Thomas H. Anderson
her husband, of Tulsa County, State of Oklahoma, first
parties do hereby mortgage and convey to GUM BROTHERS
COMPANY, a corporation, of Oklahoma, city, Oklahoma,

second party, its successors and assigns, the following real estate situated in Tulsa county,
State of Oklahoma, described as follows, to wit:

The Northeast quarter of the Northwest quarter of Section Twenty-seven,
in Township Twenty, North, Range Thirteen, East Indian Meridian,
Containing 40 acres, more or less,

Subject to a prior mortgage of \$1500.00 to Gum Brothers Company.

Together with all rents and profits therefrom and all improvements and appurtenances now or
hereafter in anywise belonging thereto; and the said first parties do hereby warrant the title
thereto against all persons whomsoever.

This mortgage is given as security for the performance of the covenants herein,
and the payment to the said GUM BROTHERS COMPANY, a corporation, its successors and assigns,
the principal sum of One Hundred Fifty Dollars, according to the terms and conditions of the
two promissory notes made and executed by said Annie G. Anderson, nee Williams, and Thomas
H. Anderson, bearing even date herewith, and with interest thereon according to the terms of
said notes, the last of said notes maturing on the first day of January, 1925.

The said first parties shall not commit or suffer waste; shall pay all taxes
and assessments upon said described real property, and any taxes or assessments made upon said
loan or the legal holder of said note and mortgage on account of said loan, to whomsoever assess-
ed, including personal taxes, before delinquent, except the mortgage registration tax provi-
ded by the laws of the State of Oklahoma, which shall be paid by the mortgagee; shall keep
said premises free from all judgments, mechanics' liens and all other statutory liens of what-
soever nature; shall pay for expense of extension of abstract and all expenses and attorney's
fees incurred by the second party or its assigns by reason of litigation with third parties
to protect the lien of this mortgage, and shall pay promptly when due the interest on or princi-
pal of any prior mortgages on said premises; shall keep the buildings upon said premises insur-
ed against loss by fire, lightning, wind storms, cyclones and tornadoes, and in such other
forms of insurance as may be required by said second party or assigns, in an amount satisfac-
tory to said second party or assigns, in insurance companies approved by said second party,
delivering all policies and renewal receipts to said second party, its successors and assigns;
and upon satisfaction of this mortgage will accept from the mortgagee a duly executed release
of the same, have it recorded, and pay the cost of recording.

A failure to comply with any of the agreements herein shall cause the whole debt
secured hereby to at once become due and collectible, if said second party or assigns so elect,
and no demand for fulfillment of conditions broken, nor notice of election to consider the debt
due shall be necessary previous to commencement of suit to collect the debt hereby secured or