

225071 C. J.

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That Ralph Waldeck and Mary M. Waldeck his wifeof Tulsa County, Oklahoma, part of the first part, havemortgaged and hereby mortgage to Agnes Conway

part of the second part, the following described real estate and premises situated in Tulsa County, State of Oklahoma, to-wit:

Easterly 46-2/3 Feet of Lots One (1) and Two (2) of Block Twenty Two
(22) of Irving Place Addition to City of Tulsa,

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

This mortgage is given to secure the principal sum of

One Hundred Forty Five & 29/100 DOLLARS,with interest thereon at the rate of 10 per cent, per annum, payable semi annually fromaccording to the terms of One certain promissory note described as follows, to-wit:

One note \$145.29 due April 15, 1923

Provided, always, that this instrument is made, executed and delivered upon the following conditions, to-wit: That said first part hereby covenant and agree to pay all taxes and assessments of said land when the same shall become due, and to keep all improvements in good repair and not to commit or allow waste to be committed on the premises, and to insure, and keep insured in favor of second party, buildings on said premises.

It is further expressly agreed by and between the parties hereto that if any default be made in the payment of the principal sum of this mortgage or any interest installment, or the taxes, insurance premiums, or in case of the breach of any covenant herein contained, the whole of said principal sum, with interest, shall be due and payable, and this mortgage may be foreclosed and second part shall be entitled to the immediate possession of the premises and all rents and profits thereof.

Said part of the first part hereby agree, that in the event action is brought to foreclose this mortgage, will pay a reasonable attorney's fee of ten per cent DOLLARS, which this mortgage also secures.

Part of the first part, for said consideration, do hereby expressly waive appraisalment of said real estate and all benefit of the homestead, exemption and stay laws in Oklahoma.

Dated this 15 day of March, 1923.Ralph Waldeck SEALMary M. Waldeck SEALSTATE OF OKLAHOMA, County of Tulsa, ss:

Before me, _____, a Notary Public in and for said County and State, on this 15
day of March, 1923, personally appeared Ralph Waldeck

and Mary M. Waldeck his wife,

to me known to be the identical persons who executed the 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 signature and official seal the day and year last above written.

My commission expires Dec. 11, 1923 (SEAL) Forest C. Welch Notary Public.

I hereby certify that this instrument was filed for record in my office on 20th day of March A. D. 1923
at 3:20 o'clock P. M. Book 439, Page 121

By Brady Brown, Deputy. O. B. Weaver, County Clerk.