

#225275 NS

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That O. L. Hunsaker and Elsie May Hunsaker,
x husband and wife, of Tulsa, Tulsa County, Oklahoma, parties of the first part, have
 mortgaged and hereby mortgage to Martha D. Thomas,
 of _____ party _____ of the second part, the following described real estate and premises situated in Tulsa
 Tulsa County, State of Oklahoma, to-wit:

Lot Thirteen (13), Block One (1) of North
 Moreland Addition to the said City of Tulsa,
 according to the recorded plat of said
 Addition.

8392 370
 Filed this 21 day March 1923
 WAYNE L. BERRY, County Treasurer
 a. j. Deputy

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 _____
Forty-Eight Hundred and Sixty (\$4860.00) DOLLARS,
 with interest thereon at the rate of 10 per cent, per annum, payable _____ annually from Maturity
 according to the terms of 89 certain promissory notes described as follows, to-wit:

All of said notes are dated March 6, 1923, the first of which notes is
 for the sum of \$20.00 due Apr. 6, 1923, the remaining 88 notes each being for
 the sum of \$55.00, the first of which is due May 6, 1923, and one of said notes
 falling due on the 6th day of each subsequent consecutive month thereafter until
 all of said notes have been fully paid and satisfied, Each of said notes bear
 interest at the rate of ten per cent per annum from maturity, and are made by
 O.L.Hunsaker and Elsie May Hunsaker to Martha D. Thomas.

Provided, always, that this instrument is made, executed and delivered upon the following conditions, to-wit: That said first parties 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 parties shall be entitled to the immediate possession of
 the premises and all rents and profits thereof.

Said parties 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 \$10.00 and ten per cent of amount unpaid ~~XXXXXX~~
 which this mortgage also secures.

Parties of the first part, for said consideration, do _____ hereby expressly waive appraisalment of said real estate and all ~~XXXXXX~~ benefits
 of the homestead, exemption and stay laws in Oklahoma.

Dated this 20th day of March, 1923.

O.L.Hunsaker, SEAL.

Elsie May Hunsaker SEAL.

STATE OF OKLAHOMA, County of Tulsa, ss:

Before me, a Notary Public, a Notary Public in and for said County and State, on this 20th
 day of March, 1923, personally appeared O.L.Hunsaker and Elsie May Hunsaker,
husband and 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 December 2, 1924. (SEAL) Mary Bertea, Notary Public.

I hereby certify that this instrument was filed for record in my office on 21 day of Mar. A. D. 1923
 at 4:40 o'clock P. M. Book 439, Page 132
 By Brady Brown, Deputy. O.G. Weaver, County Clerk.
 (SEAL)