

225303 C.H.J.

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That Julia A. Jackson Ferguson and A. L. Ferguson, her husband
 a _____ of Tulsa County, Oklahoma, part _____ of the first part, have
 mortgaged and hereby mortgage to W. W. Beattie,
 of _____ part _____ of the second part, the following described real estate and premises situated in
 Tulsa County, State of Oklahoma, to-wit:

The North fifty feet (N.50') of Lot Nine (L.9) in Block
 Fourteen (B 14) in the North Tulsa Addition to the city
 of Tulsa, Tulsa County, Oklahoma, according to the re-
 corded plat thereof.

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 (\$1500.00)

Fifteen Hundred and No/100 (\$1500.00) DOLLARS.

with interest thereon at the rate of ten per cent, per annum, payable semi- annually from date

according to the terms of one certain promissory note described in this mortgage to-wit

of even date herewith, due one year after date, bearing interest from date at the
 rate of ten per cent per annum, made by first parties and payable to the order of
 the second party.

Provided, always, that this instrument is made, executed and delivered upon the following conditions, to-wit: That said first party hereby
 covenant to keep said premises free and clear of all taxes, assessments, liens, mortgages, judgments, suits and
 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 party 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 as provided in said note and \$100.00 DOLLARS,
 which this mortgage also secures.

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

Dated this 21st day of March, 1923.

Julia A. Jackson Ferguson SEAL

A. L. Ferguson SEAL

STATE OF OKLAHOMA, County of Tulsa, ss:

Before me, _____, a Notary Public in and for said County and State, on this 21st
 day of March, 1923, personally appeared _____

Julia A. Jackson Ferguson and

A. L. Ferguson, her husband

to me known to be the identical persons who executed the within and foregoing instrument and acknowledged to me that they executed
their the same as 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 Feb. 19, 1924. (Seal) Edgar M. Lee, Notary Public.

I hereby certify that this instrument was filed for record in my office on 22 day of March, A. D., 1923.

at 10:00 o'clock A. M. Book 439, Page 135.

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