

231127 C.M.-J.

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That C. H. Rosenstein and Helen F. Rosenstein, his wife,a _____ of Tulsa County, Oklahoma, parties of the first part, havemortgaged and hereby mortgage to M. R. Travisof _____ part y of the second part, the following described real estate and premises situated in Tulsa County, State of Oklahoma, to-wit:

Lot Twenty-three (23) in Block Two (2) Travis Heights
Addition to the city of Tulsa, Oklahoma according to
the recorded 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 _____

One Thousand Eight Hundred and 00/100

DOLLARS,

with interest thereon at the rate of eight per cent, per annum, payable semi- annually from dateaccording to the terms of four certain promissory note s described as follows, to-wit:

One note for \$450.00 due on or before Six Months from date hereof.
One note for \$450.00 due on or before Twelve Months from date hereof.
One note for \$450.00 due on or before Eighteen Months from date hereof.
One note for \$450.00 due on or before Twenty-four months from date hereof.
All of said notes signed by C. H. Rosenstein and Helen F. Rosenstein payable
to the order of M. R. Travis.

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.

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, they will pay a reasonable attorney's fee as provided in said notes - dollars, which this mortgage also secures.

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

Dated this 16th day of May, 19 23C. H. Rosenstein

SEAL

Helen F. Rosenstein

SEAL

STATE OF OKLAHOMA, County of Tulsa, ss:

Before me, _____, a Notary Public in and for said County and State, on this 17th day of May, 19 23, personally appeared _____

C. H. Rosenstein and Helen F. Rosenstein, his wife,

and _____

to me known to be the identical person s who executed the within and foregoing instrument and acknowledged to me that they executedthe 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. 7, 1926. (Seal) Anne Ryan, Notary Public.I hereby certify that this instrument was filed for record in my office on 21 day of May, A. D., 19 23at 2:30 o'clock P. M. Book 439, Page 588By Brady Brown, Deputy. (Seal) O. G. Weaver, County Clerk.