

231401 C.M.J.

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That

Lillian Farrar Brown and Austin Brown, her husband

of Tulsa County, Oklahoma, part 1^{es} of the first part, have

mortgaged and hereby mortgage to Rolland N. Steil

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

All of Lot Eleven (11) Block Two (2) of the Re-subdivision
of a part of Block Five (5) of Terrace Drive Addition to
the City of Tulsa, Tulsa County, 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

Four Thousand Six Hundred and No/100 (\$4600.00)

DOLLARS.

with interest thereon at the rate of Eight per cent, per annum, payable monthly

according to the terms of 39 certain promissory note described as follows, to-wit:

3 notes of even date in the amount of \$250.00 each, due 12, 24 and 30 months from date.
35 notes numbered 1 to 35 inclusive for the sum of \$76.67 each, said sum include interest
at the rate of 8% per annum, computed and payable monthly on entire deferred sum, first
note due one month from date and one note due on even date of each and every month
thereafter until all 35 notes are paid.

1 note of even date for the sum of \$1987.87 due 36 months from date said note includes
interest to due date.

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 part V 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 of 10% of unpaid principal hereof and ten DOLLARS,
which this mortgage also secures.

Parties 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 14th day of May, 1923

Lillian Farrar Brown

SEAL

Austin Brown

SEAL

STATE OF OKLAHOMA, County of Tulsa, ss:

Before me, a Notary Public in and for said County and State, on this 14th
day of May, 1923, personally appeared

Lillian Farrar Brown

and Austin Brown, her husband

to me known to be the identical person 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 March 4th, 1924. (Seal)

Harold J. Sullivan,

Notary Public.

I hereby certify that this instrument was filed for record in my office on 23 day of May, A. D., 1923

at 3:50 o'clock P. M. Book 439, Page 608

By Brady Brown,

Deputy.

(Seal)

O. G. Weaver,

County Clerk.