

AND IT IS FURTHER AGREED that upon a breach of the warranty herein or upon a failure to pay when due any sum, interest or principal, secured hereby, or any tax or assessment herein mentioned, or to comply with any requirements herein or upon any waste upon said premises, or any removal or destruction of any building or other improvements thereon, without the consent of the said second party, the whole sum secured hereby shall at once and without notice become due and payable at the option of the holder thereof and shall bear interest thereafter at the rate of ten per cent. per annum, and the said party of the second part or its assigns shall be entitled to a foreclosure of this mortgage and to have the said premises sold and the proceeds applied to the payment of the sums secured hereby; and that immediately upon the filing of the petition in foreclosure the holder hereof shall be entitled to the possession of the said premises, and to collect and apply the rents thereof, less reasonable expenditures, to the payment of said indebtedness, and for this purpose the holder hereof shall be entitled to a receiver, to the appointment of which the mortgagors hereby consent, which appointment may be made either before or after the decree of foreclosure, and the holder hereof shall in no case be held to account for any rental or damage other than for rents actually received; and the appraisalment of said premises is hereby expressly waived. And all the covenants and agreements herein contained shall run with the land herein conveyed.

This Mortgage and the note and coupons secured thereby, shall in all respects be governed and construed by the laws of the State of Oklahoma.

Dated this 16th day of February 1923.

Ethel May Buckmaster

Signed in the presence of

C. D. Coggeshall

STATE OF OKLAHOMA Tulsa COUNTY, SS.

Before me, C. D. Coggeshall a Notary Public in and for said County and State on this 16th day of February 1923 personally appeared Ethel May Buckmaster (a single woman) to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that she executed the same as her free and voluntary act and deed for the uses and purposes set forth.

Witness my hand and official seal the day and year above written.

My commission expires May 8, 1923

(SEAL)

C. D. Coggeshall, Notary Public

Filed for record in Tulsa county, Tulsa Oklahoma, Feb. 16, 1923 at 4:00 o'clock P.M. in Book 442, page 105

By Brady Brown, Deputy

(SEAL)

O. G. Weaver, County Clerk

222049 C. J. COMPARED

A G R I C U L T U R A L L E A S E.

THIS AGREEMENT, Made this 16th day of February, 1923, between BUCK GRAYSON, of Tulsa, Oklahoma, party of the first part, and CLAUDE SAMPLE, of Tulsa, Oklahoma, party of the second part, WITNESSETH:

That the party of the first part, for and in consideration of the rentals, covenants and agreements hereinafter set forth, and agreed to be paid, kept and performed by the party of the second part, does hereby lease and let unto the party of the second part, the following described premises, situate in Tulsa county, Oklahoma, to-wit:

The Northeast quarter of the Southwest Quarter of Section Five (5),

in township nineteen (19) north, range twelve (12) east, containing forty acres, more or less, being my homestead allotment,

for a term of one year beginning January 1, 1924, and ending December 31, 1924, for which tract the party of the second part has this day paid him the sum of Fifty (\$50.00) Dollars