

iums are not paid when due, by the parties of the first part, the holder hereof may pay the same, and this mortgage shall be security also for such payments, with interest thereon at the rate of ten per cent per annum, and the first parties assume all responsibility of proofs, and care and expense of collecting said insurance if loss occurs.

FOURTH: The said parties of the first part agree to keep all buildings, fences and improvements on said land in as good repair as they now are, and not to commit nor allow any waste on said premises.

FIFTH: In case of default in any of the covenants hereof, the rents and profits of said premises are pledged to the holder hereof as additional collateral security for the payment of the moneys herein mentioned, and the holder is entitled to the possession thereof by receiver or otherwise.

SIXTH: Said parties of the first part agree that if the makers of said note shall fail to pay the principal or interest of said note, or any part thereof, as the same becomes due, or any of the taxes, assessments or insurance premiums as they become due, or to comply with any of the foregoing covenants, the whole sum of money hereby secured shall at the option of the holder hereof become due and payable at once, and without notice.

The said parties of the first part shall pay all expenses of collecting said insurance, and in the event action is brought to foreclose this mortgage, or recover on the insurance policy, a reasonable attorney's fee of not less than One Hundred Sixty Dollars (\$160.00) shall be added, which this mortgage also secures. And that the said parties of the first part, for said consideration, do hereby expressly waive an appraisal of said real estate and all benefit of the homestead exemption and stay laws of the State of Oklahoma.

The foregoing conditions being performed, this conveyance to be void, otherwise of full force and effect.

IN WITNESS WHEREOF the said parties of the first part have hereunto subscribed their names on the day and year first above written.

Elmer W. Kee

Olive Kee.

State of Oklahoma

County of Tulsa, ss

On this 9th day of March, 1923, before the undersigned, a Notary public within and for the above named county and state, personally appeared Elmer W. Kee and Olive Kee, his 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.

My commission expires *January* 23, 1926. (SEAL) Dae Wade - Notary Public  
Filed for record at Tulsa, Tulsa County, Oklahoma, March 12th 1923 at 4:00 o'clock P. M.  
and recorded in Book 444 Page 323.

By Brady Brown - Deputy (SEAL) O. G. Weaver - County Clerk.

224225-ACM

RELEASE OF MORTGAGE

COMPARED

In consideration of the payment of the debt therein named, I hereby release and satisfy mortgage executed by W. L. Rinaman and Geraldine C. Rinaman, his wife to J. Clabern Mitchell dated 5-24-21, and which is recorded in book 323 of Mortgages, Page 548 of the records of Tulsa County, State of Oklahoma, same covering the following described property:

Lot 10, Grandview Place 2nd, Addition to the city of Tulsa, According