

per cent additional shall be allowed the said fee in any case to be at least twenty-five dollars and taxed as costs in said case. But the Board of Directors of said Association may, at their option, pay or cause to be paid, the said taxes, charges, insurance, rates, liens and assessments so due and payable, and charge them against said grantors or assigns, and the amount so paid shall be a lien on said mortgaged premises, and shall bear interest at the same rate specified herein, and may be included in any judgment rendered in any proceeding to foreclose this mortgage; but whether they elect to pay such taxes, insurance, charges, rates, liens and assessments or not, it is distinctly understood that in all cases of delinquencies as above enumerated, then in like manner the said note and the whole of said sum shall immediately become due and payable.

Witness our hands this 20th day of February, A.D. 1924.

Marian Austin,  
F. T. Austin.

COMPARED

State of Oklahoma )  
County of Tulsa ) SS

Before me, the undersigned, a Notary Public, in and for said County and State, on this 20th day of February, 1924, personally appeared Marian Austin and F. T. Austin, her husband, 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.

Witness my hand and notarial seal at Tulsa in the County and State aforesaid, the day and year last above written.

Lydia M. Bickford, Notary Public.

My commission expires July 21st, 1927.

Filed for record in Tulsa County, Okla. on Feb 23, 1924, at 11:40 A.M. recorded in book 448, page 71, Brady Brown, Deputy,

(SEAL) O.G. Weaver, County Clerk.

251822 - BH

#### ASSIGNMENT OF RENTS

COMPARED

Whereas, Marian Austin and F. T. Austin, her husband, have obtained a loan of twenty five hundred and 00/100 dollars, from The Oklahoma Savings and Loan Association, of Oklahoma City, Oklahoma, upon the following described real estate to-wit:

The easterly seventy (70) feet of lots one (1) and two (2)  
in Block nineteen (19) Park Hill Addition to Tulsa, Oklahoma,  
according to the amended plat thereof,

in the County of Tulsa, and the State of Oklahoma, and have executed a mortgage thereon to secure said loan, and desires to further secure the same by an assignment of the income, rents and profits of said real estate, with the buildings and improvements thereon.

Now, therefore, in consideration of the sum of one dollar (\$1.00) to me in hand paid, the receipt of which is hereby acknowledged, and as part of the consideration for the aforesaid loan, we do hereby assign, transfer and set over to the said Oklahoma Savings and Loan Association of Oklahoma City, Oklahoma, the rents, profits and income to be derived from said premises and the buildings and improvements thereon, with the right of said Association, in case of default, in the payment of said debt or any part thereof, in accordance with the terms of said mortgage, or failure to comply with any of its conditions, to demand, collect, receive and receipt for such rents and profits, and take possession of said premises without having a receiver appointed herefor, and rent the same from time to time, and apply the net proceeds of said rents and profits upon said indebtedness until such time as said loan shall have been paid in full by the application of said rents and