

Before me, Mary Garlinghouse, a Notary Public, in and for said County and State, on this 7th day of May 1924, personally appeared L. L. Richardson, to me knownto be the identical person who executed the within and foregoing instrument and acknowledged to me that he executed the same as his free and voluntary act and deed for the uses and purposes therein set forth.

Witness my hand and official seal the day and year set forth.

(SEAL) Mary Garlinghouse, Notary Public.

My commission expires July 26, 1927.

Filed for record in Tulsa County, Okla. on May 23, 1924 at 10:20 A.M. recorded in book 449, page 317, Brady Brown, Deputy.

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

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MORTGAGE OF REAL ESTATE.

This indenture, made and entered into this 22nd day of May, 1924, between Susanna B. Strauville, a single woman, of Tulsa County, in the State of Oklahoma, party of the first part, and The Producers National Bank, Tulsa, Okla. party of the second part.

Witnesseth that said party of the first part, in consideration of the sum of Three Thousand (\$3000.00) dollars, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell and convey unto said party of the second party successors and assigns, all of the following described real estate, lying, situate and being in the county of Tulsa, State of Oklahoma, to-wit: Lot number two (2) in block number four (4) in Oak Grove, addition to the City of Tulsa, Tulsa County, Oklahoma,

To have and to hold the same, together with all and singular the tenements, hereditaments and appurtenances thereto belonging, or in anywise appertaining, forever.

This conveyance, however, is intended as mortgage to secure the payment of one promissory note in writing this day executed and delivered to said second party, by said first party, one for (\$3000.00) due one year after date, all payable at Producers National Bank, Tulsa, Okla., State of Oklahoma, with interest from date at the rate of six per cent per annum, payable semi-annually, and all providing for the payment of Ten Dollars and ten per cent additional, as attorney's fees, in case the same be collected by legal proceedings or be placed in the hands of an attorney for collection.

Said first party hereby covenants that she is the owner in fee simple of said premises and that the same are free and clear of all encumbrances. That she has good right to convey and incumber the same and she will warrant and defend the same against the lawful claims of all persons whomsoever. Said first party agrees to insure the buildings on said premises in the sum of \$3000 00 for the benefit of the mortgagee, its successors and assigns and to maintain such insurance during the existence of this mortgage. Said first party also agrees to pay all taxes and assessments lawfully assessed against said premises before the same shall become delinquent.

Now, if said first party shall pay or cause to be paid to said second party, its successors and assigns said sum or sums of money in the above described note mentioned, together with the interest thereon according to the terms and tenor of said note, and shall procure and maintain such insurance and pay such taxes and assessments, then these presents shall be wholly discharged and void; otherwise shall remain in full force and effect. If such insurance is not effected and maintained, or if any and all taxes and assessments which are or maybe levied and assessed lawfully against said premises, or any part thereof, are not paid before the same become delinquent, then the mortgage herein, its