

COMPARED 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, in 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 17th day of April 1923.

Venetta Chatfield

J. C. Chatfield

STATE OF OKLAHOMA, Tulsa, COUNTY, SS.

Before me, The undersigned a Notary Public in and for said County and State, on this 19th day of April 1923 personally appeared J. C. Chatfield and Venetta Chatfield, husband & wife 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 set forth.

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

My commission expires Dec. 30, 1925 (SEAL) Virginia M. Hagan, Notary Public
Filed for record in Tulsa County, Tulsa Oklahoma, April 21, 1923 at 11:00 o'clock A. M.
in Book 450, page 149

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

228297 C.J. **COMPARED** SALE OF OIL AND GAS ROYALTY INTERNAL REVENUE
KNOW ALL MEN BY THESE PRESENTS: \$ 20

That Gertrude Hensley and J. W. Hensley, her husband, of Okmulgee county, Oklahoma, for and in consideration of the sum of One Dollar and other good and valuable considerations Dollars, (\$1.00), receipt of which is hereby acknowledged, have granted, bargained, sold, conveyed and set over, and do by these presents grant, bargain, sell, convey and set over unto, M. R. Graves her heirs, successors and assigns all the following property, estate, right, title and interest therein, to-wit:

An undivided one-half interest in all of the oil, gas, coal and other minerals now, or at any time hereafter, lying in or under the following described tract of land (or part thereof,) situated in the County of Tulsa State of Oklahoma, described as follows, to-wit:
The West Half of the Northeast quarter of the Northwest quarter of
Thirty (30), Township Nineteen (19) North, Range Twelve (12) East, and
the East Half of the Southeast quarter and the East Half of the Southwest quarter
of the Southeast quarter of section Twenty-four (24), Township Nineteen (19),