

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 official seal, the day and year above set forth.

(SEAL) D. Ed Chase, Notary Public.

My commission expires 3/17/26.

Filed for record in Tulsa County, Okla. in May 8, 1923, at 11:00 A.M. and duly recorded in book 455, page 29, By Brady Brown, Deputy.

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

229861 - BH

**RECORDED**

OKLAHOMA FIRST MORTGAGE.

TREASURER'S RECEIPT  
I hereby certify that I received \$ 500.00 and issued  
Receipt No. 9386 therefor in payment of mortgage  
tax on the within mortgage.

Dated this 8 day of May, 1923

WAYNE DICKEY, County Treasurer

W. J.

Know all men by these presents: That A. H. Lee, and Lena Lee, his wife, of Tulsa County, in the State of Oklahoma, parties of the first part, have mortgaged and hereby mortgage to E. M. Niles of Tulsa, Oklahoma, party of the second part, the following described real estate and premises, situated in Tulsa County, State of Oklahoma, to-wit:

The east forty five (45) feet of lot five (5) Block two hundred two (202) in the original town of Tulsa, according to the recorded plat thereof,

with all the improvements thereon and appurtenances thereunto belonging, and warrant the title to the same.

This mortgage is given to secure the principal sum of five thousand (\$500.00) dollars, with interest thereon at the rate of eight per cent per annum, payable semi-annually from April 1, 1923, according to the terms of one certain promissory note described as follows, to-wit: executed by the makers hereof, of even date herewith, due and payable as follows: \$5000.00 on May first, 1928 and \$- - - on - - - first, 191 --, to the order of the second party, with interest thereon at the rate of eight per centum per annum, until due, and at the rate of ten per centum per annum after date.

The interest before maturity is further evidenced by ten coupons attached to the \$5000.00 note and - - - coupons attached to the \$----- note, principal and interest payable at the place designated in said note and coupons, and said principal note and coupons being numbered 1 to 10.

The parties of the first part hereby make the following special covenants to and with the said party of the second part and their assigns, to-wit.:

First. That said first parties will procure separate policies of insurance against fire and tornadoes, each in the sum of five thousand dollars, and maintain the same during the life of this mortgage for the benefit of the mortgagee or their assigns, and made payable to the mortgagee or assigns as his or their interest may appear.

Second. That the first parties will pay all taxes and assessments, whether general or special, lawfully levied or assessed on said premises, before the same become delinquent.

Third. That the said first parties will keep and maintain all improvements on the premises in good condition; commit or suffer no waste thereon, and not allow said premises to become in a dilapidated condition.

Fourth. Upon any breach of the first, second or third special covenants