

Overlaid, Broc., Binders

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That B. L. Molane, a single man,
a _____ of Tulsa, _____ County, Oklahoma, part Y of the first part, has
mortgaged and hereby mortgage to John K. Wells,
of _____ part Y of the second part, the following described real estate and premises situated in
Tulsa County, State of Oklahoma, to-wit:

The South Thirty Five (35) feet and one inch of the
West One Hundred Twenty (120) feet of Lot Four (4), Block
Twelve (12) of the re-survey of Block Thirteen (13) and of
Lots One (1), Two (2), Three (3), Four (4), and Five (5),
of Block Twelve (12) and Lots Seven (7) and Eight (8) of
Block Fourteen (14) of Maple Park Addition to the City of
Tulsa, Tulsa County, Oklahoma; according to the recorded
plat thereof.

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

This mortgage is given to secure the principal sum of Three Thousand fifty and no/100 (\$3050.00)
DOLLARS,
with interest thereon at the rate of seven per cent, per annum, payable at maturity from _____ date
according to the terms of eight certain promissory notes _____ described as follows, to-wit:

One note for the sum of \$400.00, due six months from date
hereof; One note for the sum of \$400.00 due 12 months from
date; one note for the sum of \$400.00, due eighteen months
from date; one note for the sum of \$400.00, due two years
from date; one note for the sum of \$400.00; due thirty months
from date; one note for the sum of \$400.00 due three years
from date; one note for the sum of \$400.00, due forty two
months from date; one note for the sum of \$250.00, due four
years from date; all of the above notes bearing interest at
the rate of seven per cent (7%) per annum, payable at maturity;
said notes to bear ten per cent per annum after maturity.

TREASURER'S ENDORSEMENT

I hereby certify that I received \$436 and issued
Receipt No. 0450 therefor in payment of mortgage
tax on the within mortgage.

Dated this 16 day of July, 1923
W. W. Starkey County Treasurer

W. W.

Deputy

Provided, always, that this instrument is made, executed and delivered upon the following conditions, to-wit: That said first part Y hereby
covenant S and agree S to pay all taxes and assessments of said land when the same shall become due, and to keep all improvements in good repair
and not to commit or allow waste to be committed upon the premises. and to insure, and keep insured in favor
of the second party, buildings on said premises.
It is further expressly agreed by and between the parties hereto that if any default be made in the payment of the principal sum of this mort-
gage or any interest installment, or the taxes, insurance premiums, or in case of the breach of any covenant herein contained, the whole of said prin-
cipal sum, with interest, shall be due and payable, and this mortgage may be foreclosed and the second part Y shall be entitled to the immediate pos-
session of the premises and all the rents and profits thereof.

Said part Y of the first part hereby agree S, that in the event action is brought to foreclose this mortgage, _____ will pay a
reasonable attorney's fee of Fifteen Dollars and ten per cent. _____
which this mortgage also secures.

Part Y of the first part, for said consideration, do es hereby expressly waive appraisalment of said real estate and all benefit of
the homestead, exemption and stay laws in Oklahoma.

Dated this 16th day of July, 1923

B. L. Molane, SEAL

SEAL

STATE OF OKLAHOMA, County of Tulsa, ss:

Before me, _____, a Notary Public in and for said County and State on this 16th
day of July, 1923, personally appeared B. L. Molane, a single man,

and _____
to me known to 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 signature and official seal the day and year last above written.

My commission expires June 9, 1925. (SEAL) Paul Avis, Notary Public

I hereby certify that this instrument was filed for record in my office on 16 day of July, A. D., 1923
at 4:25 o'clock P. M. Book 439, Page 303

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