

#257008 NS

COMPAKED

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That Horace Anderson and Cecile Anderson, his wife,
 of Tulsa, Tulsa County, Oklahoma, parties of the first part, have
 mortgaged and hereby mortgage to Title Guarantees & Trust Company,
 of Tulsa, parties of the second part, the following described real estate and premises situated in
 Tulsa County, State of Oklahoma, to-wit:

Lot Seven (7) in Block One (1) Ridgesdale Terrace
 Second Addition to the City of Tulsa, Oklahoma,
 according to the recorded plat thereof.

TREASURER'S ENDORSEMENT

I hereby certify that I received \$1,195.00 and issued
 Receipt No. 10697 therefor in payment of mortgage
 tax on the within mortgage.

Dated this 31 day of July, 1923
W. W. Stuckey, County Treasurer
P.A.S.

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 Nine Hundred Five and No/100 (\$905.00) 0 00 00 DOLLARS,
 with interest thereon at the rate of 8% per cent, per annum, payable semi- annually from date
 according to the terms of one certain promissory note described as follows, to-wit:

Dated July 27th, 1923, for the sum of Nine Hundred Five and
 No/100 (905.00) payable in installments of Twenty Dollars (\$20.00)
 per month; said installments to be paid on or before the 1st day
 of each and every month hereafter beginning the 1st day of August
 1923, Deferred payments to bear interest at the rate of 8% per
 annum from date until paid; Interest payable semi-annually;
 If any of said installments become delinquent for 60 days the entire
 unpaid balance shall at once become due and payable at option of the
 holder.

Provided, always, that this instrument is made, executed and delivered upon the following conditions, to-wit: That said first parties hereby
 covenant and agree 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 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 shall be entitled to the immediate pos-
 session of the premises and all the rents and profits thereof.

Said parties of the first part hereby agree, that in the event action is brought to foreclose this mortgage, they will pay a
 reasonable attorney's fee of Ninty and 50/100 DOLLARS
 which this mortgage also secures.

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

Dated this 27th day of July, 1923

Horace Anderson SEAL

Cecile Anderson SEAL

STATE OF OKLAHOMA, County of Tulsa, ss:

Before me, George P. Bonnette, a Notary Public in and for said County and State on this 27th
 day of July, 1923, personally appeared Horace Anderson and Cecile Anderson, his wife,

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 signature and official seal the day and year last above written.
 My commission expires July 9th, 1927. (SEAL) George P. Bonnette, Notary Public

I hereby certify that this instrument was filed for record in my office on 31 day of July, A. D., 1923
 at 4:10 o'clock P. M. Book 439, Page 389
 By Brady Brown, Deputy (SEAL) O.G. Weaver, County Clerk