

COMPARED

MORTGAGE RECORD NO. 456

563

#239545 NB

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That J. W. Queen and Frances Queen, husband and wife,
 of Tulsa, County, Oklahoma, part 1st of the first part, ha VS
 mortgaged and hereby mortgage to Harvey Brown
 of part Y of the second part, the following described real estate and premises situated in
 Tulsa County, State of Oklahoma, to-wit:

Lot No Fourteen (14) Block No. Two (2) Lawnwood
 Addition to the City of Tulsa, according to the
 recorded plat thereof.

TREASURER'S ENDORSEMENT

I hereby certify that I received \$262 and issued
 Receipt No. 1431 thereon in payment of mortgage
 tax on the within mortgage.

Dated this 7 day of Sept 1923

W. W. Suckey, County Treasurer

G. J. Quinn
 Deputy

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 Two Thousand Five Hundred Fifty Seven and 50/100
(\$2557.50) DOLLARS,
 with interest thereon at the rate of 10 per cent, per annum, payable monthly from the maturity of said notes
 according to the terms of 155 certain promissory note 2 described as follows, to-wit:

One Hundred Fifty Five Notes, bearing date hereof with interest from
 maturity, Note number one is for the principal sum of \$22.92 with
 interest at the rate of ten percent per annum from maturity if paid
 when due if not paid when due to bear interest at said rate per annum
 from maturity; said note No; one falling due one month from the date
 hereof, each of the other notes in the series is identical with note
 number one as to terms and conditions except that they fall due regular
 consecutive monthly periods, note No. Two falling due Two months after
 date hereof and note No. Three falling due Three months after date
 hereof etc. and each note after note number one decreases from the
 amount of note next preceeding it by Nine or Eight cents according to
 its position in the series. Each and all of these notes are signed by
 J. W. Queen and Frances Queen and made payable to Harvey Brown at
 Independence, Kansas. The last note of this series is for the amount
 of \$10.08 making the total amount of the notes combined to be \$2557.50.

Provided, always, that this instrument is made, executed and delivered upon the following conditions, to-wit: That said first part is 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, insurance amounting to \$1800.00
 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 part is 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 One Hundred Fifty and 00/100 (\$150.00) DOLLARS
 which this mortgage also secures.

Part is of the first part, for said consideration, do not hereby expressly waive appraisalment of said real estate and all benefit of
 the homestead, exemption and stay laws in Oklahoma.

Dated this First day of September, 1923

J. W. Queen SEAL

Frances Queen SEAL

STATE OF OKLAHOMA, County of Tulsa, ss:

Before me, J. W. Queen and Frances Queen, a Notary Public in and for said County and State on this 4th
 day of September, 1923, personally appeared J.W. Queen and Frances Queen,
husband and wife,

XXX
 to me known to be the identical person 2 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 Sept. 30th, 1926. (SEAL) Alma J. Larson, Notary Public

I hereby certify that this instrument was filed for record in my office on 7 day of Sept. A. D., 1923

10:20 o'clock A. M. Book 439, Page 563
 By Brady Brown Deputy. (SEAL) O.G. Weaver, County Clerk