

234520-ACM

SUMMARY

MORTGAGE

I hereby certify that the sum of \$35,000
 Received of Alice D. Jones, C. E. Jones, wife and husband, and Stella May Hamel,
 and A. J. Hamel, wife and husband hereinafter called the mortgagors, and THE MONARCH INVEST-
 (PARTIES)
 Dated this 29th day of June 1923
 WAYNE L. DICKLEY, County Treasurer
 088 Deputy

THIS INDENTURE, made the Twenty-seventh day of June in the year one thousand nine hundred and twenty-three between Alice D. Jones, and C. E. Jones, wife and husband, and Stella May Hamel, and A. J. Hamel, wife and husband hereinafter called the mortgagors, and THE MONARCH INVESTMENT COMPANY, a body corporate organized under the laws of the state of Kansas, hereinafter called the Mortgagee.

WITNESSETH, That the said Mortgagors in consideration of the sum of Thirty-Five Thousand Dollars to them paid by the said Mortgagee, do hereby grant, bargain, sell and convey to the said Mortgagee, its successors and assigns forever, the following real estate situate in the County of Tulsa, and State of Oklahoma, and bounded and described as follows:

(PROPERTY) All of Lot One (1) in Block Three (3) of Lindsey's Addition to the City of Tulsa, as shown by the recorded plat thereof

Together with all the rents, issues, and profits arising and which may be had therefrom.

TO HAVE AND TO HOLD the said premises and all of the appurtenances thereunto belonging, and all rents, issues and profits aforesaid unto the said Mortgagee, its successors and assigns, forever.

And the said Mortgagors for themselves and their heirs do hereby covenant to and with the said Mortgagee, its successors and assigns, that they are lawfully seized of the premises (WARRANTY) aforesaid; that the said premises are free and clear of all incumbrances of every nature and kind whatsoever; and that they will forever warrant and defend the same with the appurtenances unto the said Mortgagee, its successors and assigns forever, against the lawful claims and demands of all persons whomsoever, and said mortgagors each and both release and convey all (WAIVER OF HOMESTEAD) right of homestead in and to said premises.

The condition of the foregoing conveyance is such that:

WHEREAS, the said Mortgagee has actually loaned and advanced to the said Mortgagor and the said Mortgagors have had and received and are justly indebted to the said Mortgagee for the just and full sum of Thirty five Thousand Dollars for value received, according to the (DESCRIPTION OF NOTE) tenor and effect of a certain principal promissory note to the order of said Mortgagee, executed by said Mortgagors, and delivered to said Mortgagee, bearing even date herewith, with interest on said principal sum or on so much thereof as shall remain unpaid as provided in said mortgage note, interest payable semi-annually on the first days of January and July in each year, according to the coupon or interest notes thereunto attached and therein referred to, both principal and interest being payable at the office of the Monarch Investment Company in Wichita, Kansas, in gold coin of the United States of America of the present standard of weight and fineness or its equivalent, together with the current rate of exchange on the City of New York.

NOW THEREFORE, these presents are made upon the following express conditions that if the said Mortgagors their heirs, executors and administrators, shall pay to the said Mortgagee, its successors or assigns, the said sum of Thirty five Thousand Dollars, with the interest thereon, according to the tenor and effect of the said promissory note and of the interest notes therein referred to, and shall keep and perform all and singular the covenants and agreements herein contained for said Mortgagors to keep and perform, then these presents shall cease and be void, but otherwise shall remain in full force and effect.

(COVENANTS) And the said Mortgagors for themselves and for their heirs, executors and administrators, hereby covenant and agree with said Mortgagee, its successors or assigns, as follows: that (TO PAY NOTES) they will pay the principal note and the interest notes hereinbefore referred to and described