

cent per annum, and this mortgage shall stand as security therefor.

461

AND IT IS FURTHER AGREED that upon a breach of the warranty herein or upon a failure to pay when due any sum, interest or principal, secured hereby, or any tax or assessment herein mentioned, or to comply with any requirements herein or upon any waste upon said premises, or any removal or destruction of any building or other improvements thereon, without the consent of the said second party, the whole sum secured hereby shall at once and without notice become due and payable at the option of the holder thereof and shall bear interest thereafter at the rate of ten per cent per annum, and the said party of the second part or its assigns shall be entitled to a foreclosure of this mortgage and to have the said premises sold and the proceeds applied to the payment of the sums secured hereby; and that immediately upon the filing of the petition in foreclosure the holder hereof shall be entitled to the possession of the said premises, and to collect and apply the rents thereof, less reasonable expenditures, to the payment of said indebtedness, and for this purpose the holder hereof shall be entitled to a receiver, to the appointment of which the mortgagors hereby consent, and the holder hereof shall in no case be held to account for any rental or damage other than for rents actually received; and the appraisement of said premises is hereby expressly waived or not at the option of the holder of this mortgage.

In construing this mortgage the words "first party" and "second party" wherever used shall be held to mean the persons named in the preamble as parties hereto.

Dated this ---- day of June 20, 1923

Mrs. M. J. Hannon

STATE OF OKLAHOMA,)
TULSA COUNTY)

SS. Before me, the undersigned, a Notary Public, in and for said County and State, on this June 20, 1923 day of ---- 191---- personally appeared Mrs. M. J. Hannon (a widow) to me known to be the identical person who executed the within and foregoing instrument, and acknowledged to me that she executed the same as her free and voluntary act and deed for the uses and purposes therein set forth.

Witness my hand and official seal the day and year last above written.

My Commission expires July 3, 1924

(SEAL)

C. V. Baker, Notary Public

Filed for record in Tulsa County, Tulsa Oklahoma, July 13, 1923 at 11:00 o'clock A.M.
in Book 464, page 144

By Brady Brown, Deputy

(SEAL)

O. G. Weaver, County Clerk

235625 C.J. COMPARED

LEASE FOR POST OFFICE QUARTERS

THIS INDENTURE, Made the 19th day of December 1922 between The First National Bank of Collinsville, Oklahoma; by N. O. Colburn, its President, and J. O. Colburn, its Secretary-Treasurer, of Collinsville, Tulsa County and State of Oklahoma, party of the first part, and the UNITED STATES OF AMERICA, by Hubert Work, POSTMASTER GENERAL of the said UNITED STATES, party of the second part,

WITNESSETH: That the said party of the first part, in consideration of the rents and covenants hereinafter contained, on the part of the party of the second part to be paid, kept, and performed, has granted, demised, and leased unto the said party of the second part, and by these presents does grant, demise, and lease unto the said party of the second part, all that certain room twenty-three feet by forty-eight feet and twenty-six feet by twenty-four feet (23' x 48' and 26' x 24') inside measurement, on the first floor of the one story brick premises, known as the Post Office Building, situated on the east side of