

COMPAILED

MORTGAGE RECORD NO. 465

#242330 NS

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That F. Van Delden and Frances A. Van Delden, h's wife,

a of Tulsa, Tulsa, County, Oklahoma, part ies of the first part, ha ve
 mortgaged and hereby mortgage to Martha D. Thomas,
 of part Y of the second part, the following described real estate and premises situated in
 Tulsa County, State of Oklahoma, to-wit:

Lots 12 and 13 in Block One (1) in Parkhill
 Addition to the City of Tulsa, Oklahoma,
 according to the amended Plat thereof.

This mortgage is subject to a first mortgage in
 the sum of \$13000.00 in favor of the Mortgage Bond
 Company, which is a lien on said premises and also
 subject to a second mortgage in favor of Frances
 Beck in the sum of \$1500.00, which is a lien on said
 premises.

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 Seven Hundred and Fifty and No/100 -----
(\$750.00) ----- DOLLARS.

with interest thereon at the rate of 8 per cent, per annum, payable semi- annually from -----

according to the terms of one certain promissory note ----- described as follows, to-wit:

One promissory note of even date hereof, due upon
 the 15th day of March 1924, in the sum of Seven
 Hundred and Fifty and no/100 Dollars, bearing in-
 terest from date at the rate of 8 per cent per annum
 payable semi-annually until paid, duly executed by
 first parties and in favor of second party, payable
 at Tulsa, Oklahoma.

Provided, always, that this instrument is made, executed and delivered upon the following conditions, to-wit: That said first part ies 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 on 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 mortgage
 or any interest installment, or the taxes, insurance premiums, or in case of the breach of any covenant herein contained, the whole of said principal
 sum, with interest, shall be due and payable, and this mortgage may be foreclosed and second part Y shall be entitled to the immediate possession of
 the premises and all rents and profits thereof.

Said part ies of the first part hereby agree -----, that in the event action is brought to foreclose this mortgage, ----- will pay a
 reasonable attorney's fee of Seventy-five and no/100 ----- DOLLARS,
 which this mortgage also secures.

Part ies 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 15th day of October A.D., 1923.

F. Van Delden SEAL

Frances A. Van Delden 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 October A.D., 1923, personally appeared F. Van Delden and Frances A. Van Delden,
his wife,

XXXX
 to me known to be the identical person ----- 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 May 21, 1927. (SEAL) Fred D. Oiler, Notary Public.

I hereby certify that this instrument was filed for record in my office on 17 day of Oct. A.D., 1923
 at 11:10 o'clock A. M.

By Brady Brown Deputy O.G. Weaver, County Clerk.