

MORTGAGE RECORD NO. 465

#242903 NS

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That George L. Wilder and Susan E. Wilder, husband and wife,
 of Tulsa, County, Oklahoma, part 1st of the first part, ha VE
 mortgaged and hereby mortgage to Elsie H. Gubser,
 of part Y of the second part, the following described real estate and premises situated in
 Tulsa County, State of Oklahoma, to-wit:

Lot Two (2) in Block Two (2) in Horner Addition to the
 City of Tulsa, according to the official recorded plat
 thereof, same being at no. 1222 South Main Street on
 said City.

12147 2.40
 23 Oct 3
 W. W. Robbins, Notary Public
 J.B.

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 Four Thousand,
eight DOLLARS,
 with interest thereon at the rate of eight per cent, per annum, payable semi- annually from October 22, 1923.
 according to the terms of one certain promissory note described as follows, to-wit:

Note dated October 22, 1923, for \$4000.00 due three
 years after date with interest at the rate of eight
 percent payable semi-annually from date until paid.

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 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 Four Hundred and no/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 22nd day of October, 1923

George L. Wilder, SEAL
Susan E. Wilder, SEAL

STATE OF OKLAHOMA, County of Tulsa, ss:

Before me, _____, a Notary Public in and for said County and State, on this 22nd
 day of October, 1923, personally appeared George L. Wilder, and Susan E. Wilder,
husband and wife,

~~XXX~~
 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 Jan. 2, 1924. (SEAL) W. M. Robbins, Notary Public.

I hereby certify that this instrument was filed for record in my office on 23 day of Oct., A. D. 1923
4:05 o'clock P. M.
Brady Brown Deputy, (SEAL) C. G. Weaver, County Clerk