

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That J. C. Keen and Violet Keen (husband and wife)
of Tulsa, County, Oklahoma, part ies of the first part, ha
mortgaged and hereby mortgage to A.Y. Boswell, Jr.
of part Y of the second part, the following described real estate and premises situated in
Tulsa County, State of Oklahoma, to-wit:

All of Lot Twenty (20) in Block Two (2) in Hi-Points
Addition to the City of Tulsa, Oklahoma, according to
the recorded plat thereof.

This mortgage is subiect to a prior mortgage in favor
of the Home Building & Loan Association, of Tulsa,
Oklahoma, in the amount of \$1100.00.

TREASURY DEPARTMENT

13901

14 Nov 1924

W. W. Weaver, County Treasurer

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 Eight Hundred Thirty & No/100 Deputy

with interest thereon at the rate of 8 per cent, per annum, payable Quarterly from date

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

One installment note, bearing date of November 1st,
1923, in the amount of \$830.00, payable at the rate of
\$25.00 per month, the first payment of \$25.00 being due
and payable on the 1st day of December, 1923 and a like
payment of \$25.00 due and payable on the 1st day of each
and every month thereafter until the unpaid principal sum
with accrued interest has been paid. Interest to accrue
at the rate of eight per cent per annum, payable quarterly
on the unpaid principal sum.

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..... will pay a
reasonable attorney's fee of Eighty & 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 28th day of November, 1923

J. C. Keen SEAL

Violet Keen SEAL

STATE OF OKLAHOMA, County of Tulsa, ss:

Before me, -----, a Notary Public in and for said County and State, on this 28th
day of November, 1923, personally appeared J.C. Keen and Violet Keen, (husband and wife)

and
to me known to be the identical person S 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 January 15th, 1927. (SEAL) Cecil L. Henry Notary Public

I hereby certify that this instrument was filed for record in my office on 14 day of Jany. A. D., 1924
at 11:40 o'clock A. M.

By Brady Brown Deputy. (SEAL) O.G. Weaver. County Clerk