

COMPARED

#248887 NS

MORTGAGE RECORD NO. 465

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, That Ollie H. Sims and J.C. Sims, (wife and husband)
 a Tulsa, County, Oklahoma, part ies of the first part, ha ve
 mortgaged and hereby mortgage to H.E. Bridges,
 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 Three (3) in Yargee Acres, a sub-division
 of the following described land; Beginning at the
 Northwest corner of Section (28), Township (19) North,
 Range (12) East; thence East 661.4 feet; thence South
 1323.5 feet; thence West 661.4 feet to Section Line;
 thence North on Section Line 1323.5 Feet to point of
 beginning, containing Twenty acres, more or less, in
 Tulsa County, Oklahoma, according to the recorded plat
 thereof.

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 Nine Hundred Thirty one & 28/100 - - - - -
----- DOLLARS,
 with interest thereon at the rate of 8 per cent, per annum, payable - - - annually from date
 according to the terms of A certain promissory note ----- described as follows, to-wit:

One promissory note, bearing date of January 2nd, 1924,
 in the amount of \$931.28, due and payable one year from
 date with interest at the rate of eight per cent per annum,
 payable annually from date.

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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 Ninety & 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 2nd day of January, 1924

Ollie H. Sims

SEAL

J.C. Sims,

SEAL

STATE OF OKLAHOMA, County of Tulsa, ss:

Before me, -----, a Notary Public in and for said County and State, on this 2nd
 day of January, 1924, personally appeared Ollie H. Sims and J. C. Sims,
(wife and husband)

and -----
 to me known to be the identical person ----- who executed the within and foregoing instrument and acknowledged to me that they
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 Janv. A.D., 1924
 at 2; o'clock P. M.

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