

238195 C.J. COMPARED

TREASURER'S ENDORSEMENT  
 I hereby certify that I received \$ 7500.00 and issued  
 Receipt No. 11132 therefor in payment of mortgage  
 tax on the within mortgage.

Dated this 16 day of Aug, 1923  
W. W. Stucky County Treasurer

B. S. B.  
 Deputy

## OKLAHOMA REAL ESTATE MORTGAGE

THIS INDENTURE, Made this 30th day of July in the  
 year One Thousand Nine Hundred and twenty-three,  
 by and between J. A. Moore, a single man of Okmulgee  
 County, Oklahoma, hereinafter mentioned as first  
 party (whether one or more than one), and Leonard & Braniff, a corporation, hereinafter  
 mentioned as second party.

WITNESSETH, the first party has mortgaged and does hereby mortgage to  
 the second party, its successors and assigns, the following described real property and  
 premises situate in Tulsa County, State of Oklahoma, to-wit:

All that portion of Lot Seven (7) in Block One (1) of Sunset Park

Addition to the City of Tulsa, Tulsa County, Oklahoma, according  
 to the recorded plat thereof, described as follows:

Beginning at a point on the East line of said Lot Seven (7), Seventy-  
 Three (73') feet north of the Southeast corner of said lot, running  
 thence in a northerly direction along the East line of said lot a  
 distance of Sixty (60') feet; thence in a Westerly direction parallel  
 with the North line of said Lot Seven (7), One-Hundred Forty-One (141') feet  
 to the West line of said lot; thence in a southeasterly direction along the  
 West line of said lot a distance of Sixty-Five (65') feet; thence in an Easterly  
 direction on a straight line to the point of beginning.

Premises now being known as 2146 S. Cincinnati Avenue.

together with all improvements thereon and appurtenances thereunto belonging or in anywise  
 appertaining, and warrants the title to the same.

This mortgage is given to secure the performance of the covenants hereof and the  
 payment of the principal sum of Seventy-five Hundred and no/100 (\$7500.00) Dollars, accord-  
 ing to the terms and at the times and in the manner provided in one promissory note, made  
 and executed by the first party to the order of the second party herein, bearing even date  
 herewith with interest thereon from the date thereof at the rate of six per centum per annum,  
 payable semi annually, which interest is evidenced by coupons thereto attached, which principal  
 sum is payable in installments and on the dates as therein specified with the privilege of  
 partial payments prior to maturity in accordance with the stipulations therein.

It is expressly agreed and understood by and between the parties hereto that this  
 mortgage is a first lien upon the said premises and that the first party will pay said princi-  
 pal and interest at the time and in the manner provided in said notes and that the first  
 party will pay all taxes and assessments against said land immediately upon the same becom-  
 ing due and will not commit or permit any waste upon said premises; that the buildings or  
 other improvements thereof shall be kept in good repair and shall not be destroyed or re-  
 moved without the consent of the second party or its assigns; and the first party agrees to keep  
 said premises unceasingly insured during the life of this mortgage against fire, lightning,  
 and tornado, for not less than seventy-five hundred and no/100 dollars, in form and companies  
 satisfactory to second party or its assigns, and that all policies for such insurance and  
 any insurance now or hereafter written covering said premises shall be immediately after  
 the execution thereof delivered to the second party or its assigns, and all policies cover-  
 ing expired insurance shall be delivered to second party or its assigns at least thirty days