

MORTGAGE RECORD No. 472

NO. 241987 C.M.J.

FROM
TREASURER'S ENDORSEMENT
I hereby certify that I received \$26 and issued
Receipt No. 11939 for payment of mortgage
tax on the within mortgage.

Dated this 12 day of Oct, 1923
W. W. Stanger, County Treasurer

STATE OF OKLAHOMA, Tulsa County ss. 11
This instrument was filed for record on the 11 day of
Oct. 1923 at 4:00 o'clock P.M.,
and duly recorded in Book 472 on page 124
Fees \$.

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

THIS INDENTURE, Made this 8th day of October, A. D. 1923, between
Nettie Gill, a single woman
of Tulsa, Tulsa County, in the State of Oklahoma, part Y of the first part
and Adele S. Holt
of Tulsa, Oklahoma part Y of the second part;
WITNESSETH, That said part Y of the first part, in consideration of the sum of
Three Hundred Twenty Five & No/100 Dollars
the receipt of which is hereby acknowledged, do SS by these presents grant, bargain, sell and convey unto said part Y of the second part her heirs
and assigns, all the following described real estate situated in Tulsa, Tulsa County and State of
Oklahoma to-wit:

Lot five (5) in Block one (1) of Fairview Addition to the city
of Tulsa, Oklahoma, according to the recorded plat thereof, together with
all improvements thereon.

#1.
State of Oklahoma, Tulsa County, ss.
Before me D. A. Mullen a Notary Public in and for said County and State, on this 10th day
of October 1923, personally appeared Nettie Gill to me known to be the identical person
who executed the within and foregoing instrument, and acknowledged to me that she executed
the same as her free and voluntary act and deed for the uses and purposes therein set forth.
Witness my official hand and seal the day and year above set forth.
My commission expires Jan. 3, 1926. (Seal) D. A. Mullen, Notary Public.

To have and to hold the same, together with all and singular, the tenements, hereditaments and appurtenances thereunto belonging, or in anywise apper-
taining forever.

This conveyance is intended as a mortgage to secure the payment of one promissory note of even date here-
with. One for \$ 325.00 due in monthly installments of \$20.00 and interest each month
made to Adele S. Holt 1923

or order, payable at ten per cent interest per annum, payable semi-annually and signed by Nettie Gill

Said first part Y hereby covenant S that she is the owner, in fee
simple of said premises and that they are free and clear of all incumbrances.

That she has good right and authority to convey and encumber the same and
She will warrant and defend the same against the lawful claims of all persons whomsoever. Said first part Y agree S to insure the buildings on said
premises in the sum of \$ 325.00 for the benefit of the mortgagee and maintain such insurance during the existence of this mortgage. Said first part Y
agree S to pay all taxes and assessments lawfully assessed on said premises before delinquent.

Said first part Y further expressly agree S that in case of foreclosure of this mortgage and as often as any proceeding shall be taken to foreclose same
as herein provided, the mortgagor will pay to the said mortgagee some Dollars
as attorney's or solicitor's fees therefor, in addition to all other statutory fees; said fee to be due and payable upon the filing of the petition for foreclosure and the same
shall be a further charge and lien upon said premises described in this mortgage and the amount thereon shall be recovered in said foreclosure suit and included in any
judgement or decree rendered in action as aforesaid, and collected, and the lien thereof enforced in the manner as the principal debt hereby secured.

Now if said first part Y shall pay or cause to be paid to said second part Y heirs or assigns said
sum some of money in the above described note mentioned, together with the interest thereon according to the terms and tenor of said note,
and shall make and maintain such insurance and pay such taxes and assessments then these presents shall be wholly discharged and void otherwise shall remain in full
force and effect. If said insurance is not effected and maintained, or if any and all taxes and assessments which are or may be levied and assessed lawfully against
said premises, or any part thereof, are not paid before delinquent then the mortgagee S may effect such insurance or pay such taxes and assessments and shall
be allowed interest thereon at the rate of ten per cent per annum, until paid, and this mortgage shall stand as security for all such payments; and if said
sum or sums of money or any part thereof is not paid when due, or if such insurance is not effected and maintained or any taxes or assessments are not paid before
delinquent, the holder of said note S and this mortgage may elect to declare the whole sum or sums and interest thereon due and payable at once and proceed to
collect said debt including attorney's fees, and to foreclose this mortgage, and shall become entitled to possession of said premises.

Said first part Y waive S notice of election to declare the whole debt as above and also the benefit of stay, valuation or appraisal laws.

IN WITNESS WHEREOF, said part Y of the first part has S hereunto set her hand the day and year first above written.

Nettie Gill

ASSIGNMENT

KNOW ALL MEN BY THESE PRESENTS

That Adele S. Holt of Tulsa, Oklahoma County, Oklahoma, the within
named mortgagee in consideration of the sum of Two Hundred Fifty & No/100 DOLLARS
to her in hand paid, the receipt whereof is hereby acknowledged, do SS hereby sell, assign, transfer, set out and convey unto
Ira D. Brooks
heirs and assigns, the within mortgage deed, the real estate conveyed and the promissory note debts and claims thereby secured, and the
covenants therein contained.

TO HAVE AND TO HOLD THE SAME FOREVER, Subject, nevertheless, to the conditions therein contained.

IN WITNESS WHEREOF, The said mortgagee ha S hereunto set her hand this 11th day of
October, 1923. Adele S. Holt

STATE OF OKLAHOMA, Tulsa County, ss.

Before me D. A. Mullen, a Notary Public in and for said County and State
on this 11th day of October, 1923, personally appeared Adele S. Holt
to me known to be the identical person who executed the above instrument
and acknowledged to me that Sh S executed the same as h SS free and voluntary act and deed for the uses and purposes therein set forth.
Witness my hand and notarial seal on the day and date last above written.

WITNESS my official hand and seal the day and year above set forth.
My commission expires Jan. 3, 1926, 1923 (Seal)

D. A. Mullen,

Notary Public

#1.