

COMPARED

## MORTGAGE RECORD No. 472

NO. 244520 C.M.J.

BLACK PRINTING CO., TULSA

FROM

STATE OF OKLAHOMA, Tulsa County ss.

This instrument was filed for record on the 15 day of

Nov. 1923 at 11:00 o'clock AM

and duly recorded in Book 472 on page 192

Fees \$

O. G. Weaver,

(Seal)

Brady Brown,

County Clerk

By Deputy

THIS INDENTURE, Made this 26th day of October A. D. 1923, between  
Ida M. Blankenburg and Gustave Blankenburg, her husbandof Tulsa County, in the State of Oklahoma, part 108 of the first part  
and Watt Plumbing Heating & Supply Company, Inc.

of Tulsa part V of the second part;

WITNESSETH, That said part 108 of the first part, in consideration of the sum of  
One Hundred, Seventy and (\$170.90) 90/100the receipt of which is hereby acknowledged, do by these presents grant, bargain, sell and convey unto said part V of the second part its successors  
and assigns, all the following described real estate situated in Tulsa County and State of  
Oklahoma to-wit:All of Lot Numbered Seven (7) in Block Numbered Five (5) in Stonebraker's  
Heights Addition to the city of Tulsa, according to the recorded plat thereof  
on file in said county.It is understood that the attorney fee provided for in the notes hereby secured  
is to be \$25.00 and ten per cent of the amount; of the whole debt, and not  
\$25.00 on each note.

## TREASURER'S ENDORSEMENT

I hereby certify that I received \$, 04 and issued  
Receipt No. 12424 for a payment of mortgage  
tax on the within mortgage.To have and to hold the same, together with all and singular, the tenements, hereditaments and appurtenances thereto belonging, or in anywise apper-  
taining forever. Dated this 15 day of Nov. 1923  
W. W. Stuckey, County TreasurerThis conveyance is intended as a mortgage to secure the payment of seven promissory notes of even date here-  
with. One for \$20.90 due May 26th, 1924 and six notes for the principal sum of \$25.00  
each due, note No. 1 Nov. 26, 1923, Dec. 26, Jan. 26, 1924, Feb. 26, March 26, April 26,  
1924. made to Watt Plumbing Heating & Sup. Co.

or order, payable at

with ten per cent interest per annum, payable semi-annually and signed by

Ida M. Blankenburg and Gustave Blankenburg.

Said first part 108 hereby covenant that they are the owners in fee  
simple of said premises and that they are free and clear of all incumbrances except two certain Mtgs. in the aggregate \$14,000.00That they have good right and authority to convey and encumber the same and  
the V will warrant and defend the same against the lawful claims of all persons whomsoever. Said first part 108 agree to insure the buildings on said  
premises in the sum of \$ for the benefit of the mortgagee and maintain such insurance during the existence of this mortgage. Said first part 108  
agree to pay all taxes and assessments lawfully assessed on said premises before delinquent.Said first part 108 further expressly agree 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 \$25.00 and ten per cent of the amount 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 108 shall pay or cause to be paid to said second part its successors heirs or assigns said  
sum of \$ 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 may effect such insurance or pay such taxes and assessments and shall  
be allowed interest thereon at the rate of 100 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 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 108 waive 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 108 of the first part have hereunto set their hands the day and year first above written.

Ida M. Blankenburg  
Gustave Blankenburg

## ASSIGNMENT

KNOW ALL MEN BY THESE PRESENTS

That of County, Oklahoma, the within  
named mortgagee in consideration of the sum of DOLLARS  
to in hand paid, the receipt whereof is hereby acknowledged, do hereby sell, assign, transfer, set out and convey unto  
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 hereunto set hand this day of  
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STATE OF OKLAHOMA, Tulsa County, ss.

Before me, Arthur Dudley

on this 8th day of November, 1923, personally appeared husband and wife within and foregoing  
Ida M. Blankenburg and Gustave Blankenburg to me known to be the identical persons who executed the above 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 official hand and seal the day and year above set forth.  
My commission expires Feb. 12, 1924 (Seal)

Arthur Dudley

Notary Public