

COMPARED

MORTGAGE RECORD No. 472

201

NO. 244791 C.M.J.

BLACK PRINTING CO. TULSA

FROM

STATE OF OKLAHOMA, Tulsa County ss. 19
This instrument was filed for record on the 19 day of
Nov. 1923 at 1:20 o'clock P.M.
and duly recorded in Book 472 on page 201
Fees \$

TO

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

THIS INDENTURE, Made this 17th day of November A. D. 1923, between
Harry Skelton

of Tulsa County, in the State of Oklahoma, part of the first part
and H. P. Guy
of Tulsa part of the second part;

WITNESSETH, That said part of the first part, in consideration of the sum of
One Hundred Fifty Dollars and No cents Dollars
the receipt of which is hereby acknowledged, do hereby these presents grant, bargain, sell and convey unto said part of the second part, his heirs
and assigns, all the following described real estate situated in Tulsa County and State of
Oklahoma to-wit:

Lot Eleven (11) in Block One (1) in Liberty Addition to the city
of Tulsa, in the County of Tulsa, State of Oklahoma, according
the recorded plat thereof.

TREASURER'S ENDORSEMENT

I hereby certify that I received \$, 02 and issued
Receipt 125/6 therefor in payment of mortgage
122 on the Tulsa mortgage.
Dated this 20 day of Nov. 1923
W. W. Baker, County Treasurer
S.B. Deputy

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 promissory note of even date here-
with. One for \$ 150.00 due May, 17th, 1924

made to H. P. Guy

or order, payable at Tulsa

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

Harry Skelton

Said first part hereby covenant that he is owner in fee
simple of said premises and that they are free and clear of all incumbrances.

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

Said first part 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 One Hundred 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 shall pay or cause to be paid to said second part his heirs or assigns said
sum 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 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 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 waive notice of election to declare the whole debt as above and also the benefit to stay, valuation or appraisal laws.
IN WITNESS WHEREOF, said part of the first part ha. S. hereunto set his hand the day and year first above written.

Harry Skelton

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
his 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
192

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, Mrs. M. W. Nickel

on this 17th day of November 1923, personally appeared Harry Skelton within and foregoing
and acknowledged to me that he executed the same as his 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 October 21st 1926. (Seal)

Mrs. M. W. Nickel,

Notary Public