

M. T. Johnson,
Rosina Johnson.

State of Oklahoma }
County of Tulsa } SS

Before me, the undersigned, a Notary Public, in and for said County and State, on this 10th day of November, 1923, personally appeared M. T. Johnson, and Rosina Johnson, his wife, to me known to be the identical persons who executed the within and foregoing 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 hand and official seal.

(Seal) G. W. Nesmith, Notary Public.

My commission expires March 28, 1927.

Filed for record in Tulsa County, Okla. on Nov. 13, 1923, at 4:15 P.M. recorded in book 474, page 364, Brady Brown, Deputy.

(SEAL) O.G. Weaver, County Clerk.

244397 - BH

COMPARED

REAL ESTATE MORTGAGE.

TREASURER'S ENDORSEMENT
I hereby certify that I received \$2,100 and issued
Receipt No. 244397 for the payment of mortgage
tax on the within mortgage.

Dated this 14th day of Nov., 1923.

W. H. Spackman, County Treasurer

This indenture, made this 9th day of November, A.D. 1923, by and between S. Hanna, husband and wife, of Tulsa County, State of Oklahoma, of the first part, and B. Tribble, of the second part.

Witnesseth; that the said parties of the first part, in consideration of the sum of three thousand and five hundred and no/100 dollars to them in hand paid, the receipt of which is hereby acknowledged, have granted, bargained and sold, and by these presents do grant, bargain, sell and convey unto said party of the second part, his heirs and assigns, forever, all the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit: The south forty six and 33/100 (46.33) feet of lot twelve (12) in Block five (5) in Woodward Park addition to the City of Tulsa, according to the recorded plat thereof, with all the appurtenances and all the estate, title and interest of the said parties of the first part herein. And the said parties of the first part do hereby covenant and agree that at the delivery hereof they are the lawful owners of the premises above granted, and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances, no exceptions.

This grant is intended as a mortgage to secure the payment of the sum of three thousand five hundred and no/100 dollars, according to the terms of one certain promissory notes this day executed and delivered to the said part of the first part to the said part of the second part, described as follows, to-wit: One note for the principal sum of thirty five hundred dollars, of even date herewith, due November 1st, 1925, drawing interest at the rate of eight per cent per annum from date until maturity and ten per cent per annum from maturity, interest payable semi-annually, according to the terms of six interest coupons thereto attached.

Said parties of the first part shall, while any part of said principal or interest remains unpaid, pay all taxes and assessments on said mortgaged property when they become due, and shall keep the buildings on said premises insured to the satisfaction of the holder hereof in the sum of \$4000.00 and the policy, in case of loss, payable to the said holder as this interest may appear, whether the debt be due or not, and shall pay all interest as soon as it becomes due, and in case of failure to comply with any of these provisions, at the option of the holder hereof, such tax or assessment may be paid and such insurance effected by the holder hereof, and the amounts so paid shall be a lien on the premises aforesaid and be secured by this mortgage and be collected in the same manner as the principal debt hereby secured.