

recorded in Book 483, Page 299.

By Brady Brown, Deputy.

(Seal)

O. G. Weaver, County Clerk.

2515286 8-M-J-24

THIS IS A FIRST ENDORSEMENT  
I hereby certify that I received \$24 and REAL ESTATE MORTGAGE. *WILTZ B. TRIBLE*  
Receipt No. 13812

taxed the within mortgage.

Dated the 20 day of Feb. 1924

W. W. Stuckey, County Clerk

THIS INDENTURE, Made this 18th day of February A.D.

1924, by and between C. A. McDonald and Eutha H.

McDonald, his wife, of Tulsa County, State of Okla-

homa, of the first part, and R. M. McCreery, of the second part,

WITNESSETH: That the said parties of the first part, in consideration of the sum of Twelve 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 Fifty-nine (59) feet of Lot Six (6) and the South Fifty-nine (59)

feet of the West Fifty (50) feet of Lot Five (5) in Block One (1) of Maywood

Addition to the city of Tulsa, Oklahoma, according to the recorded plat thereof.

with 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 except a first mortgage in the sum of \$4000.00 in favor of Wiltz B. Tribble.

This grant is intended as a mortgage to secure the payment of the sum of Twelve hundred and no/100 Dollars, according to the terms of 12 certain promissory notes, this day executed and delivered by the said parties of the first part to the said party of the second part, described as follows, to-wit:

twelve notes, numbered 1 to 12, inclusive, each for the sum of \$100.00 bearing interest at the rate of 8% per annum payable monthly. Note No. 1 matures March 15, 1924, and each consecutive note matures on the 15th of each and every month thereafter until all of said notes are paid.

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 \$- - and the policy, in case of loss, payable to the said holder as his 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 maybe 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. If said principal debt shall not be paid when due, or if at any time there remains unpaid any interest, insurance premiums, taxes or assessments, after the same become due, or should said mortgagors commit waste on said described premises, then the said notes and all sums by this mortgage secured shall immediately become due and payable without notice, and the holder hereof may at once cause this mortgage to be foreclosed and shall be entitled to recover attorney's fees in the sum of ten per cent of the amount hereby secured, in no event being less than Fifty Dollars, the sum to be adjudged a lien upon said lands and secured by this mortgage; and shall be entitled upon the breach of any of the conditions herein to the immediate possession of said premises and to the rents and profits thereof, and, the said mortgagors hereby covenant and agree to give the peaceable possession thereof as aforesaid and in case the mortgagors or the holder of this mortgage shall institute proceedings in