

It is further agreed that if default shall be made in the payment of said sums of money, or any part thereof, as hereinbefore specified; or if the taxes, insurance, liens, charges and dues or any of them assessed or charged on the above real estate shall remain unpaid after the same are due and payable, then the whole indebtedness, at the option of the holder, including the amount of all assessments, dues and fines on said stock, shall become immediately due, and the said Grantee, its successors or assigns, may proceed by foreclosure, or any other lawful mode, to make the amount of said note, together with all interest, and costs, including the attorney's fee, and the amount of all assessments, dues and fines on said Stock, and all taxes insurance, liens, charges and assessments accrued on said real estate, and of the amounts assessed against the said Stock; and the said Grantee shall be entitled to the possession of said premises and of said rents and every part thereof, And it is further agreed, that if foreclosure proceedings be instituted, an Attorney's fee of ten per cent additional shall be allowed; the said fee in any case to be at least Twenty-five Dollars and taxed as costs in said case. But the Board of Directors of said Association may, at their option, pay or cause to be paid, the said taxes, charges, insurance, liens and assessments so due and payable, and charge them against said Grantors or assigns, and the amount so paid shall be a lien on said mortgaged premises, augmenting the amount due hereunder, and shall bear interest at the same rate specified herein, and may be included in any judgment rendered in any proceeding to foreclose this mortgage; but whether they elect to pay such taxes, insurance, rates, liens and assessments or not, it is distinctly understood that in all cases of delinquencies as above enumerated, then in like manner the said note and the whole of said sum shall at the option of the holder immediately become due and payable.

Witness our hands, this 1st day of July, A. D. 1924.

C. F. Kaiser

Lu Vena Kaiser

STATE OF OKLAHOMA,)
County of Tulsa) ss.

Before me the undersigned a Notary Public in and for said County and State, on this 2nd day of July, 1924 personally appeared C. F. Kaiser and Lu Vena Kaiser, 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 Notarial seal at Tulsa in the County and State aforesaid, the day and year last above written.

My commission expires May 29, 1926 (SEAL) Bertha L. Cooper, Notary Public
Filed for record in Tulsa County, Tulsa Oklahoma, July 3, 1924 at 10:30 o'clock A. M. in Book 492, page 45

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

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262044 C. J. RELEASE OF MORTGAGE

For value, I hereby acknowledge satisfaction IN FULL and release the certain mortgage, dated September 1st, 1922 for \$1000.00 made by Dock L. Winton, single, to Hopping & Evans describing the following land in Tulsa County, Oklahoma, to-wit:

The West Half (W $\frac{1}{2}$) of the Northeast Quarter (NE $\frac{1}{4}$) of Section 12,
Township 20 North, Range 12 East,

of the Indian Meridian, which mortgage is recorded in volume 417 on page 185 of Mortgage Records of said county.

Dated July 3rd, 1924.

HOPPING & EVANS,

By T. D. Evans
A member of the Firm.