

TO HAVE AND TO HOLD THE SAME with all and singular, the tenements hereditaments and appurtenances thereunto belonging, or in any wise appertaining, and all rights of homestead exemption, unto the said party of the second part, and to his heirs and assigns forever. And the said party of the first part does hereby covenant and agree that at the delivery hereof that he is the lawful owner of the premises above granted, and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances and that he will warrant and defend the same in the quiet and peaceable possession of said party of the second part his heirs and assigns forever, against the lawful claims of all persons whomsoever.

PROVIDED ALWAYS, And these presents are upon the express conditions: That if the said party of the first part, his heirs and assigns shall well and truly pay or cause to be paid to the said party of the second part, his heirs and assigns, the sum of \$6,413.91 DOLLARS with interest thereon at the time and manner specified in one certain promissory note bearing date March 2nd, 1925, executed by the party of the first part, payable to the order of L. F. Wilson at Keystone, Oklahoma as follows: \$6,413.91 payable March 2nd, 1930 with 7 per cent interest from date until maturity. then and in that case these presents and everything herein expressed shall be void, but upon default in the payment of any part of the principal or interest, when the same is due, or any one of said notes at maturity, or upon the failure to pay any and all lawful assessments and taxes upon said premises when the same shall become due and payable, each and all of the several amounts herein secured shall immediately become due and payable; and if foreclosure proceedings be instituted hereon, the holder shall be entitled to recover \$200.00 attorney fees, all costs of suit, which sum shall be and become an additional lien, and be secured by lien of this mortgage, and said part- of the first part hereby expressly waives an appraisalment of said real estate and all benefits of the homestead exemption stay laws of the State of Oklahoma.

And it is hereby further stipulated that during the continuance of this instrument in force, the said party of the first part shall at all times keep the buildings on said premises insured against loss or damage by fire or tornado in a sum not less than \$- -, loss, if any, payable to the said party- of the second part, as -- interest may appear.

IN TESTIMONY WHEREOF, the said party of the first part has hereunto set his hand and seal the day and year above written.

M. W. Alexander

STATE OF OKLAHOMA, County of Creek, SS.

Before me, a Notary Public in and for said County and State, on this 2nd day of March 1925, personally appeared M. W. Alexander to me known to be the identical person who executed the within and foregoing instrument, 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 hand and official seal the day and year above written.

My commission expires March 13, 1926. (Seal)

Ruby Manfield, Notary Public.

Filed for record in Tulsa, Tulsa County, Oklahoma, March 16, 1925, at 9:30 o'clock A.M. and recorded in Book 493, Page 206.

By Brady Brown, Deputy. (Seal)

O. G. Weaver, County Clerk.

Filed for record in Creek County, Oklahoma, March 10, 1925, at 1:45 o'clock P.M. and recorded in Book 299, Page 169.

(Seal)

Erma Morris, County Clerk.

COMPARED BY
J. S. J. 3/10