

Attest:

E. S. Swan,

Secretary

(CORPORATE SEAL)

MAGER-SWAN MORTGAGE COMPANY,

By Albert Mager

President

STATE OF OKLAHOMA)
) ss.
 COUNTY OF OKLAHOMA)

Before me, Mrs. Lena Brown, a Notary Public, in and for said County and State, on this 14th day of August, 1924, personally appeared Albert Mager to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument as its, President and acknowledged to me that he executed same as his free and voluntary act and deed, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Witness my hand and official seal the day and year above set forth.

My commission Expires Dec. 10, 1927

(SEAL) Mrs. Lena Brown, Notary Public

Filed for record in Tulsa County, Tulsa Oklahoma, Aug. 14, 1924, at 2:50 o'clock P. M.
 in Book 494, page 95

By Brady Brown, Deputy

(SEAL) O. G. Weaver, County Clerk

265211 C.J.

MORTGAGE

THIS INDENTURE, made this 17th day of September, A. D. 1923 between John W. Happel and Roberta P. Happel of Tulsa County, in the State of Oklahoma, parties of the first part, and Margaret P. Gallaheer, of Minneapolis, Minnesota, party of the second part;

WITNESSETH, That said parties of the first part, in consideration of the sum of Four Thousand (\$4000.00) Dollars, the receipt of which is hereby acknowledged, do by these presents grant, bargain, sell and convey unto said party of the second part, her heirs and assigns, all the following described real estate, situated in Tulsa County and the State of Oklahoma, to-wit:

All of Lot Seven (7) in Block One (1) of Cody & Holloway Addition of the City of Tulsa, Oklahoma, as the same appears on the recorded plat thereof;

To have and to hold the same, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining forever.

This conveyance is intended as a mortgage to secure the payment of One promissory note of even date herewith, for \$4000.00 due September 17, 1928, made to Margaret P. Gallaheer or order, payable at Tulsa, Oklahoma, with six per cent interest per annum, payable semi-annually and signed by John W. Happel and Roberta P. Happel.

Said first parties hereby covenant that they are owners in fee simple of said premises and that they are free and clear of all incumbrances whatsoever.

That they have good right and authority to convey and encumber the same, and they will warrant and defend, the same against the lawful claims of all persons whomsoever.

Said first parties agree to insure the buildings on said premises in the sum of \$4000.00 for the benefit of the mortgagee and maintain such insurance during the existence of this mortgage. Said first parties agree to pay all taxes and assessments lawfully assessed on said premises before delinquent.

Said first parties 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 10 per cent of the amount due as attorney's or solicitor's fees therefor in addition to all other statutory fees; said fee to be due and