

then the mortgagee may effect such insurance or pay such taxes and assessments and shall be allowed interest thereon at the rate of ten per cent per annum until paid, and this mortgage shall stand as security for all such payments and if said sums of money or any part thereof is not paid when due, or if such insurance is not effected and maintained or any taxes or assessments are not paid before delinquent, the holder of said note and this mortgage may elect to declare the whole sum or sums ~~or sums~~ and interest thereon due and payable at once and proceed to collect said debt including attorney's fees, and to foreclose this mortgage, and shall become entitled to possession of said premises.

Said first parties waive notice of election to declare the ^{whole} debt due as above and also the benefit of stay, valuation or appraisal laws.

In witness whereof, said parties of the first part have hereunto set their hands this 15th day of November, 1924.

J. L. Palmer,
Georgia M. Palmer.

State of Oklahoma }
County of Tulsa,) SS

Before me, a Notary Public, in and for the above named County and State, on this 15th day of November, 1924, personally appeared J. L. Palmer, and Georgia M. Palmer, his wife, to me personally 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 signature and official seal, the day and year last above written.

(SEAL) M. Branson, Notary Public.

My commission expires Feb. 11, 1928.

Filed for record in Tulsa Co. Okla. on Dec. 10, 1924, at 1:35 P.M. recorded in book 497, page 612, Brady Brown, Deputy,

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

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QUIT CLAIM DEED.

Know all men by these presents: That J. L. Lemmy, a single man, of Tulsa, Okla. the first party in consideration of the sum of one dollar, the receipt of which is hereby acknowledged, by these presents remises, releases and forever quit claims unto A. D. Marmaduke, a single man, the second party, and heirs and assigns, all the right, title, interest, estate, claim and demand, of first party, both at law and in equity, in and to all the following described real property situated in Tulsa County, State of Oklahoma, to-wit:

All of the south fifty (50) feet of lot thirteen (13) and fourteen (14) in block five (5) North Moreland addition to the City of Tulsa, according to the recorded plat thereof.

This deed is made to correct a former deed made by me to A. D. Marmaduke, dated July 18th, 1922, filed for record in the office of Deed Records for Tulsa County, Oklahoma, July 19th, 1922, and recorded in book 401, page 258 of said records, wherein, in said former deed it was described as north fifty feet of said above described lots, when in fact it was intended to convey to the said A. J. Marmaduke the south fifty feet, together with all and singular the hereditaments and appurtenances thereto belonging.

To have and to hold the premises above described unto the said second party and heirs and assigns so that neither the said first party nor any person in the name and behalf of such party shall or will hereafter claim or demand any right or title to the said premises or any part thereof; but they and everyone of them, shall by these presents be excluded and forever barred.