

Filed for record in Tulsa County, Tulsa Oklahoma, Dec. 2, 1924 at 4:10 o'clock P. M. in

Book 496, page 634

By Brady Brown, Deputy

(SEAL)

O. G. Weaver, County Clerk

273219 C. J.

REAL ESTATE MORTGAGE
(WITH RENT ASSIGNMENT)

KNOW ALL MEN BY THESE PRESENTS:

I hereby certify that received \$3,000 and have
Registered No. 17553 in payment of mortgage

Dec. 2, 1924
W. W. Weaver, County Clerk

That Frank Fixmer and Irene Fixmer, his wife, of the
County of Tulsa State of Oklahoma, for and in considera-
tion of the sum of Three Thousand and 00/100 Dollars,
in hand paid by THE OKLAHOMA SAVINGS AND LOAN ASSOCIA-
TION, a domestic Building and Loan Association, incor-

porated under the laws of the State of Oklahoma, with office and principal place of business
at Oklahoma City, Oklahoma, do hereby sell and convey unto the said THE OKLAHOMA SAVINGS AND
LOAN ASSOCIATION, its successors and assigns, the following described real estate situated in
the County of Tulsa and the State of Oklahoma, to-wit:

Lot One (1) in Block Nine (9) Lindsey's Second Addition to Tulsa, Oklahoma

For additional and like security, all rents, or other earnings and income of and
from the said real premises, are hereby made over and assigned to the mortgagee, with power
and authority on its part, after any breach in the conditions of this mortgage, to collect and
retain the same, the net proceeds to be applied and credited to the payment of the several
items provided for herein.

"Appraisalment is hereby waived under the laws of the State of Oklahoma, relating to
forced sales of Real Estate."

To have and to hold the above granted premises, with all the improvements and appur-
tenances thereunto belonging, unto the said Grantee, its successors and assigns, forever.
And the said Grantors for themselves and their heirs, executors and administrators, covenant
with the said Grantee, its successors and assigns, that the said premises are free from encum-
brance, and that they have good right and lawful authority to sell the same, and that they will
Warrant and Defend the same against the lawful claims of all persons whosoever.

The conditions of this Mortgage are such, that, Whereas, the said Frank Fixmer and
Irene Fixmer, his wife, have assigned, transferred and set over unto the said THE OKLAHOMA
SAVINGS AND LOAN ASSOCIATION, as a further security for the payment of the promissory note here-
inafter mentioned, 30 shares of Installment Stock, in Class B, No. 17553, issued by THE OKLAHOMA
SAVINGS AND LOAN ASSOCIATION, and have executed and delivered to THE OKLAHOMA SAVINGS AND LOAN
ASSOCIATION, one promissory note bearing even date herewith, being No. 3837 for the sum of
Three Thousand and 00/100 Dollars,

Now if the said Frank Fixmer and Irene Fixmer, his wife, their heirs, assigns, exe-
cutors, or administrators shall well and truly pay or cause to be paid, the aforesaid note,
according to the tenor thereof, and all assessments, dues and fines on said Stock, to the said
THE OKLAHOMA SAVINGS AND LOAN ASSOCIATION, its successors or assigns, according to the By-Laws of
said Association, and keep said premises insured against loss by Fire and Tornado, and pay
all taxes, liens, charges and assessments upon or against said property, and keep the same in
good repair, as herein provided, then this mortgage shall be void; otherwise to remain in full
force and virtue in law. 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 re-
main 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.