

my official seal, as such Notary Public, on the day and year last above written.

My commission expires June 19th, 1926.

Maxine I. Duncan, Notary Public.

Filed for record in Tulsa County, Tulsa, Oklahoma on Feb. 12, 1925 at 9:00 A. M. o'clock

recorded in Book 499, page 573.

(Seal) By Brady Brown,

O. G. Weaver, County Clerk.

#278635*

REAL ESTATE MORTGAGE

TREASURER'S ENDORSEMENT

This is to certify that \$36 has been received
and Receipt No. 18592
Payment of Money
dated Feb 12 1925
W. W. Hunter, County Treasurer

KNOW ALL MEN BY THESE PRESENTS: That The Hunter Company
a corporation, of Tulsa County, Oklahoma, party of the
first part, has mortgaged and hereby mortgage to South-
western Mortgage Company, Roff, Okla., party of the second
part, the following described real estate and premises

situated in Tulsa County, State of Oklahoma, to-wit:

The West half of Lot Nine (9) Block Six (6) Roosevelt Addition to the City of
Tulsa
with all improvements thereon and appurtenances thereto belonging, and warrant the title to
the same. This mortgage is given to secure the principal sum of Six Hundred DOLLARS, with
interest thereon at the rate of ten per cent, per annum payable semi-annually from date
according to the terms of four certain promissory notes described as follows, to-wit: Two
notes of \$200.00 and two of \$100.00, all dated February 9th, 1925 and all due in three years.

Said first party agrees to insure the buildings on said premises for their
reasonable value for the benefit of the mortgagee and maintain such insurance during the ex-
istence of this mortgage. Said first part agrees to pay all taxes and assessments lawfully
assessed on said premises before delinquent.

Said first party further expressly agrees 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 Sixty Dollars as attorney's or solicitor's fees
therefor, in addition to all other statutory fees; said fee to be due and payable upon the
filing of the petition for foreclosure and the same shall be a further charge and lien upon
said premises described in this mortgage, and the amount thereon shall be recovered in said
foreclosure suit and included in any judgment of decree rendered in action as aforesaid, and
collected, and the lien thereof enforced in the same manner as the principal debt hereby
secured. Now if the said first party shall pay or cause to be paid to said second party,
its heirs or assigns said sums of money in the above described notes mentioned, together with
the interest thereon according to the terms and tenor of said notes and shall make and main-
tain such insurance and pay such taxes and assessments then these presents shall be wholly
discharged and void, otherwise shall remain in full force and effect. If said insurance is
not effected and maintained, or if any and all taxes and assessments which are or may be levied
and assessed lawfully against said premises, or any part thereof, are not paid before delinquent
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 assess-
ments are not paid before delinquent, the holder of said notes and this mortgage may elect to
declare the whole sum 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 party waives 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 party of the first part has hereunto set its hand this
9th day of February, 1925.
(Corporate Seal) Attest: S. D. Hunter, Secy. THE HUNTER COMPANY
By J. N. Hunter.

STATE OF OKLAHOMA, COUNTY OF TULSA.:SS.

Before me, the undersigned, a Notary Public, in and for said County and State
on this 9th day of February, 1925, personally appeared J. N. Hunter to me known to be the
identical person who subscribed the name of the maker thereof to the within and foregoing
instrument as its President and acknowledged to me that he executed the same as his free and
voluntary act and deed, and as the free and voluntary act and deed of such corporation, for
the uses and purposes therein set forth.
My commission expires Feb. 11th, 1926.

M. Branson, Notary Public.

Filed for record Feb 12, 1925 at 4:45 P.M. and recorded in Book #199 page 574. Tulsa, Oklahoma

COMPARED BY
J. N. Hunter