

M O R T G A G E.

KNOW ALL MEN BY THESE PRESENTS:

That we, Clara E. Lane and L. M. Lane, her husband, of Tulsa County, in the State of Oklahoma, parties of the first part, have mortgaged and hereby mortgage to the Standard Savings and Loan Association, of Detroit, Michigan, a corporation duly organized and doing business under the statutes of the State of Michigan, entitled, "An Act to provide for the incorporation and regulation of certain corporations generally known as building and loan associations." party of the second part, the following described real estate and premises situated in Tulsa County, State of Oklahoma, to-wit:

All of Lot Seven (7), In Block Two (2) in Stansbery Addition to the City of Tulsa, Oklahoma. With all the improvements thereon and appurtenances thereunto belonging, and warrant the title to the same and waive the appraisalment.

This mortgage is given in consideration of Eighteen hundred Dollars, the receipt of which is hereby acknowledged, and for the purpose of securing the payment of the monthly ^{sums} fines and other items hereinafter specified, and the performance of the covenants hereinafter contained.

And the said Clara E. Lane and L. M. Lane, mortgagors, for themselves and for their heirs executors and administrators, hereby covenant with the said mortgagee, its successors and assigns, as follows:

FIRST: Said mortgagors Clara E. Lane and L. M. Lane, being the owners of 22 shares of stock of the said Standard Savings and Loan Association, of Detroit, Michigan, and having borrowed of said Association, in pursuance of its by-laws, the money secured by this mortgage will do all things which the by-laws of said Association require Shareholders and borrowers to do, and will pay to said association on said stock and loan the sum of Thirty Dollars and 70 cents (\$30.70) per month, on or before the last Saturday of each and every month, until said stock shall mature as provided in said by-laws, provided that said indebtedness shall be discharged by the payment of 84 of said monthly installments, and will also pay all fines that may be legally assessed against them under said by-laws or under any amendments that may be made thereto; according to the terms of said by-laws and a certain non-negotiable note bearing even date herewith, executed by said mortgagors Clara E. Lane and L. M. Lane, to said Mortgagee.

SECOND. The said mortgagors, within forty days after the same becomes due and payable, will pay all taxes and assessments which shall be levied upon the said lands, or upon, or on account of this mortgage, or the indebtedness secured hereby, or upon the interest or estate in said lands created or represented by this mortgage, or by said indebtedness, whether levied upon said mortgagors, their legal representatives or assigns, or otherwise; and said mortgagors hereby waive any and all claim or right against said mortgagee, its successors or assigns, to any payment or rebate on, or offset against the interest or principal of said mortgage debt, by reason of the payment of any of the aforesaid taxes or assessments.

THIRD. That said mortgagors will keep all buildings erected and to be erected upon said lands insured against loss and damage by tornado or fire, with insurers, and to an amount approved by the mortgagee. Two thousand Dollars as a further security to said mortgage debt, and assign and deliver to the mortgagee all insurance policies upon said property.

FOURTH. If said mortgagors make default in the payment of any of the aforesaid taxes or assessments, or in procuring and maintaining insurance, as above covenanted, said mortgagors, its successors or assigns/ may pay such taxes and effect such insurance, and the sums so paid shall be a further lien on said premises under this mortgage, payable forthwith, with interest