

or any tax or assessment herein mentioned, or to comply with any requirements herein contained, that the whole sum hereby secured shall at once, and without notice, become due and payable, at the option of the holder hereof, and shall bear interest thereafter at the rate of ten per cent per annum, and the said party of the second part, its successors or assigns shall be entitled to a foreclosure of this mortgage, and to have the said premises sold and the proceeds thereof applied to the payment of the indebtedness hereby secured, and that immediately upon the filing of the petition in foreclosure the holder hereof shall be entitled to possession of said premises, and to each and every part thereof, and to collect and apply the rents therefrom, less the reasonable expenditures to the payment of said indebtedness; and for this purpose the holder hereof shall be entitled to a receiver, to the appointment of which the mortgagors hereby consent, which appointment may be made either before or after the decree of foreclosure, and the holder hereof shall in no case be held to account for any damages, nor for any rental other than those actually received. The appraisalment of said premises is hereby expressly waived.

All covenants and agreements herein contained shall run with the land hereby conveyed, and this mortgage and the evidences of indebtedness hereby secured shall in all respects be governed and construed by the laws of Oklahoma.

In witness whereof, the said parties of the first part have hereunto set their hands on this the third day of January A.D. 1910

John B. Brown

Lena L. Brown

State of Oklahoma)

Tulsa County: (s.s.

Before me Henry Hornecker a Notary Public in and for said county and state on this 24th day of January 1910 personally appeared John B. Brown, and Lena L. Brown, his wife, to me known to be the identical persons who executed the within and foregoing instrument and acknowledged to me that they executed the same as their voluntary act and deed, for the uses and purposes therein set forth.

(seal)

Henry Hornecker, Notary Public.

My commission expires August 2, 1910

Filed for record at Tulsa, Okla. Jan. 28 1910 at 8:50 O'clock A.M.

H.C. Walkley, Register of Deeds (seal)

Release of Mortgage.

IN CONSIDERATION of the payment of the indebtedness evidenced by mortgage executed by John B. Brown and Lena L. Brown to Virgil R. Coss Mortgage Company, a corporation, and which is recorded in Book 74 on page 187 of the records of Tulsa County, State of Oklahoma, we do hereby remise, release and quit claim unto the said John B. Brown and Lena L. Brown all our right, title and interest in and to the West half of North East quarter (W $\frac{1}{2}$ NE $\frac{1}{4}$) and Northeast quarter of Northwest quarter (NE $\frac{1}{4}$ of NW $\frac{1}{4}$) and Southwest quarter of Southeast quarter (SW $\frac{1}{4}$ SE $\frac{1}{4}$) of section twenty four (24) Township Seventeen (17) North range Twelve (12) East of the Indian Meridian