

82  
MORTGAGE RECORD.

471

FROM

State of Oklahoma, Tulsa County, ss.

TO

This instrument was filed for record on the 12 day  
of Feb. A. D. 1911, at 4:53 o'clock P. M.

Fees, \$

Lead

H. C. Walkley

Register of Deeds.

Deputy.

MORTGAGE OF REAL ESTATE.—BANK DOWNTOWN BOOK CO., LEAVENWORTH, KAN. No. 19758

THIS INDENTURE, Made this 12th day of February A. D. 1911, between B. S. Beard and Carrie D. Beard his wife of Tulsa County, in the State of Oklahoma, of the first part, and Hector C. Cincin of Tulsa County, in the State of Oklahoma, of the second part:

WITNESSETH, That said parties of the first part, in consideration of Three Hundred Fifty Dollars (\$350.00), the receipt of which is hereby acknowledged, do by these presents grant, bargain, sell and convey unto said party of the second part, his heirs and assigns, the following-described Real Estate, situated in Tulsa County, and State of Oklahoma, to-wit:

Lot 151 in Block 121 and Lot 121 in Block 121 in the Owen Addition to the City of Tulsa, Oklahoma, according to the recorded plat thereof.

TO HAVE AND TO HOLD THE SAME unto the said party of the second part, his heirs and assigns, together with all and singular the tenements, hereditaments and appurtenances therunto belonging, or in anywise appertaining, forever.

PROVIDED, ALWAYS, And these presents are upon this express condition, that whereas said B. S. Beard & Carrie D. Beard have this day executed and delivered certain promissory note in writing to said party of the second part, described as follows: Note dated Feb. 10, 1911, payable six months after date at the Exchange National Bank, Tulsa, Oklahoma, bearing 6% per annum, principal sum of \$350.00, and providing for principal sum of \$350.00.

Now, if said party of the first part shall pay or cause to be paid to said party of the second part, his heirs or assigns, said sum of money in the above described note, mentioned, together with the interest thereon, according to the terms and tenor of the same, then this mortgage shall be wholly discharged and void; and otherwise shall remain in full force and effect. But if said sum or sums of money or any part thereof, or any interest thereon, is not paid when the same is due, and if the taxes and assessments of every nature which are or may be assessed and levied against said premises or any part thereof are not paid when the same are by law made due and payable, the whole of said sum or sums, and interest thereon, shall then become due and payable, and said party of the second part shall be entitled to the possession of said premises. And the said party of the first part for said consideration do hereby expressly waive an appraisalment of said real estate and all benefit of the homestead exemption and stay laws of the State of Oklahoma.

IN WITNESS WHEREOF, The said party of the first part have hereunto set their hands the day and year first above written.

B. S. Beard

Carrie D. Beard

STATE OF OKLAHOMA, TULSA COUNTY, ss.

Before me, D. M. Marshall, Notary Public in and for said County and State on this 12th day of February 1911, personally appeared B. S. Beard and Carrie D. Beard 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 free and voluntary act and deed for the uses and purposes therein set forth.

My commission expires May 23, 1912 (Real)

D. M. Marshall  
Notary Public

ASSIGNMENT.

KNOW ALL MEN BY THESE PRESENTS:

That, in consideration of the sum of \$350.00, in the State of Oklahoma, the within-named mortgagee, in consideration of the sum of \$350.00, and DOLLARS, to, in hand paid, the receipt whereof is hereby acknowledged, do hereby SELL, ASSIGN, TRANSFER, SET OVER and CONVEY unto his heirs and assigns, the within mortgage deed, the real estate conveyed, and the promissory note, debts and claims thereby secured, and covenants therein contained.

To have and to hold the same, forever; subject, nevertheless, to the conditions therein contained.

IN WITNESS WHEREOF, The said mortgagee, hereunto set hand this 12th day of February 1911.

EXECUTED IN PRESENCE OF

This assignment was filed for record on the 12th day of February A. D. 1911, at 4:53 o'clock P. M. Fee, \$

Register of Deeds.

RECEIPT.

Received of \$350.00 the within-named mortgagor the sum of DOLLARS, in full satisfaction of the within mortgage.