

MORTGAGE RECORD

COMPARED

32560

RAME BODSWORTH BOOK CO., LEAVENWORTH, KAN. No. 21054

MORTGAGE OF REAL ESTATE

THIS INDENTURE, Made this 29th day of June, A. D. 1911, between N.W. Magginness & Flora A. Magginness of Tulsa County, in the State of Oklahoma, of the first part, and W. Lyle Dickey of Tulsa County, in the State of Oklahoma, of the second part:

WITNESSETH, That said part 1st of the first part, in consideration of One Thousand no. 1.000 Dollars (\$ 1,000.00), the receipt of which is hereby acknowledged, do... by these presents grant, bargain, sell and convey unto said part 2nd of the second part, his heirs and assigns, the following-described Real Estate, situated in Tulsa County, and State of Oklahoma, to-wit:

The south twenty (20) feet of lot one (1) and the north fifty (50) feet of lot two (2) in Block One Hundred and Fifty-two (152) Tulsa, Oklahoma

TO HAVE AND TO HOLD THE SAME unto the said part 2nd of the second part, his heirs and assigns, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, forever.

PROVIDED, ALWAYS, And these presents are upon this express condition, that whereas, said N.W. Magginness & Flora A. Magginness have this day executed and delivered one certain promissory note in writing to said part 2nd of the second part, described as follows:

Dated June 29, 1911.
Note for \$ 1,000.00, running for a term of three
years, payable to W. Lyle Dickey, June 29, 1914
at the rate of 8% per annum, interest
payable annually.

Now, if said part 1st of the first part shall pay or cause to be paid to said part 2nd 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 part 2nd of the second part shall be entitled to the possession of said premises. And the said part 1st of the first part for said consideration do hereby expressly waive an appraisement of said real estate and all benefit of the homestead exemption and stay laws of the State of Oklahoma.

IN WITNESS WHEREOF, The said part 1st of the first part have hereunto set their hand the day and year first above written.

N.W. Magginness
Flora A. Magginness

STATE OF OKLAHOMA, TULSA COUNTY, ss.

Before me, Dalton Cain Notary Public, in and for said County and State, on this 29th day of June, 1911, personally appeared N.W. Magginness and Flora A. Magginness, 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 free and voluntary act and deed for the uses and purposes therein set forth.

My commission expires June 4, 1912, Dalton Cain Notary Public, (Seal)

KNOW ALL MEN BY THESE PRESENTS:

That the within-named mortgage in consideration of the sum of one thousand no. 1.000 DOLLARS, to W. Lyle Dickey 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 mortgage... have hereunto set their hand this 29th day of June, 1911.

EXECUTED IN PRESENCE OF

This assignment was filed for record on the 30th day of June, A. D. 1911, at 9:30 o'clock a.m. Fee, \$1.00 Register of Deeds.

RECEIPT

Received of W. Lyle Dickey the within-named mortgagor... the sum of one thousand no. 1.000 DOLLARS, in full satisfaction of the within mortgage.

STATE OF OKLAHOMA, TULSA COUNTY, ss.

This instrument was filed for record on the 30th day of June, A. D. 1911, at 9:30 o'clock a.m. By W. L. Walkey Deputy. (Seal)