

ing and Loan Association, ~~as a further security for the payment of the promissory note~~
~~hereinafter~~ on which the monthly dues are \$7.50 dollars, Payable on the 5th day of each
 month and have executed and delivered to the said the Aetna Building and Loan Association
 their Promissory note, calling for the sum of three hundred dollars, with interest at the
 rate of two and 50/100 Dollars, Per month; both interest and dues Payable on the fifth
 day of every month until sufficient assets accumulate to Pay to each shareholder five hun-
 dred dollars Per share for each share of stock held by him, according to the by-laws of the
 Aetna Building and Loan Association, which said note is in words and figures, as follows:

First mortgage real estate note.

\$300.00

No. 49737

For value received, we do hereby Promise to Pay to the Aetna Building and Loan Association
 of Topeka, Kansas, on or before ten years after date, three hundred dollars, with interest t
 thereon from date thereof, in monthly instalments of two and 50/100 dollars, also monthly
 dues on three shares of stock in the sum of seven & 50/100 Dollars, both interest and dues
 being Payable on the 5th day of each and every month until sufficient assets accumulate
 to Pay each shareholder five hundred dollars Per share for every share held by him in ac-
 cordance with the by-laws of said association, and in case of default in the Payment of interest
 or dues, or any Part thereof, at the stated time, or failure to comply with any of the
 conditions or agreements contained in the first mortgage on real estate given to secure
 the Payment thereon, then this note shall immediately become due and Payable at the option
 of the legal holder hereof, and shall after such default bear ten Per cent interest Per
 annum, and if collected by a suit, an attorney-fee of twenty-five dollars may be taxed as
 costs in said case.

Dated at Tulsa, Oklahoma, the 13th day of January, 1911.

J. W. Winzeler

Anna Winzeler

Now, if the said J. W. and Anna Winzeler, their heirs, assigns, executors, or ad-
 ministrators, shall well and truly Pay the aforesaid note according to the tenor thereof,
 and all assessments, dues and fines on said stock, to the said the Aetna Building and Loan
 Association, or its successors, and keep said Premises insured against fire and tornado and
 Pay all taxes rates liens charges and assessments upon or against said Property, and keep
 the same in good repair, as herein Provided, then this mortgage shall be void; otherwise
 to remain of full force and virtue in law. It is further agreed, that if default shall be
 made in the Payment of said sums of money, or any Part thereof, as hereinbefore specified
 or if the taxes rates, insurance, liens charges and dues assessed or charged on the above
 real estate shall remain unpaid for the space of six months after the same are due and Pay-
 able, then the whole indebtedness, including the amount of all assessments, dues and fines
 on said stock, shall become due, and the said grantee or its successors may Proceed by
 foreclosure, or any other lawful mode, to make the amount of said note, together with all
 interest, costs and the amount of all assessments, dues and fines on said stock, and all
 taxes rates, insurance, liens, charges and assessments accrued on said real estate, and of
 the aforesaid real estate and the said stock, and said grantee shall be entitled to the
 Possession of said Premises and of said Property. But the board of directors of said
 association may, at their option, Pay or cause to be Paid, the said taxes, charges, in-
 surance rates, liens and assessments so due and Payable, and charge them against said grantor
 or assigns, and the amt so Paid shall be a lien on said mortgaged Premises until the same
 be Paid, and may be included in any judgment rendered in any Proceeding to foreclose this
 mortgage; but whether they elect to Pay such taxes, insurance, charges, rates liens and
 assessments, or not, it is distinctly understood that in all cases of delinquencies as