

The south fifty five (55) feet of Lot twenty one (21) in The Bayne Addition to Tulsa Indian Territory; with all improvements thereon at the present time or that hereafter may be placed thereon, with all the privileges and appurtenances thereto belonging.

To Have and To Hold the aforegranted premises to the said William A. Reid guardian of Reed Lee Hood, a minor, and his heirs, in fee simple forever, and the said The Prudential Investment Company, the party of the first part hereby covenants for itself its successors and assigns with the said William A. Reid guardian of Reed Lee Hood a minor his heirs executors administrators and assigns that it, the said The Prudential Investment Company, the party of the first part is lawfully seized in fee, of the aforegranted premises; that they are free from all incumbrance, that it has a good right to sell and convey the same to the said William A. Reid, guardian of Reed Lee Hood a minor, party of the second part as aforesaid and that it, the said The Prudential Investment Company party of the first part and its successors and assigns will warrant the quiet enjoyment of the said aforegranted premises to the said William A. Reid Guardian of Reed Lee Hood a minor, the party of the second part its heirs executors administrators and assigns and will forever defend the said aforegranted premises against the lawful claims and demands of all persons.

The said The Prudential Investment Company party of the ^{first} part, and its assigns further covenant and warrant unto the said William A. Reid guardian of Reed Lee Hood a minor, party of the second part his heirs, executors administrators and assigns that it, the said party of the first part will pay all taxes and assessments against said land when the same are due each year and will not commit or permit any waste upon said premises and that the buildings and other improvements thereon shall be kept in good repair and shall not be destroyed or removed