

supper and dinner forever.

and we covenant to and with the said Fred S. Clinton and J. H. Clinton that we are lawfully seized and possessed of said property that we have a perfect right to sell and convey the same and that the same is unincumbered and that we will forever warrant and defend the title to same against the lawful claims of all persons whatsoever.

Provided Always, and these presents are upon this express condition that whereas J. A. Friend and Julia A. Friend have this day executed and delivered their certain promissory note in writing to said parties of the second part, of even date herewith, due and payable three months after date to the said Fred S. Clinton and J. H. Clinton for Five Thousand ~~\$5000~~^{Five} with interest thereon at the rate of ten per centum per annum from date until paid said note due and payable at the Bank of Commerce in the City of Tulsa Oklahoma.

For the further security of said indebtedness the said parties of the first part covenant to and agree with the said parties of the second part to keep the improvements on the said property constantly insured for the benefit of the said parties of the second part their heirs and assigns in one or more insurance companies satisfactory to the said second parties against fire lightning or tornadoes.

Now if the said parties of the first part shall pay or cause to be paid unto said parties of the second part their heirs or assigns, said