

WARRANTY DEED RECORD NO. 429

This Indenture, Made this 2nd day of January, A. D. 1923, between
Chas. T. Abbott a single man and Chas. T. Abbott Trustee
of Tulsa County, in the State of Oklahoma, party of the first part and
Mary B. Pigford party of the second part.

Witnesseth: That in consideration of the sum of Five Hundred & no/100 (\$500.00)

DOLLARS,
the receipt whereof is hereby acknowledged, said parties of the first part do hereby presents grant, bargain, sell and convey unto said party of the second part her heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

Lot Number Seven (7) Block Number Eleven (11) in East Lawn Addition to Tulsa,
Oklahoma according to the recorded plat thereof as filed for record in the
Office of the County Clerk within and for Tulsa County Oklahoma.

This lot is sold for residence purpose only and the minimum cost of such dwelling shall
be Thirty-five Hundred (\$3500.00 dollars when completed and no part of such dwelling
shall be nearer the front lot line than 35. feet It is agreed that this lot shall never
be occupied by or sold to a negro.

INTERNAL REVENUE
\$1.50

To Have and To Hold the Same, Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise
appertaining, forever.

And said Chas. T. Abbott & Chas. T. Abbott Trustee their
heirs, executors or administrators, do hereby covenant, promise and agree to and with said party of the second part that at the delivery of these
presents that they are lawfully seized in their own right of an absolute and indefeasible estate of inheritance in fee simple, of and in all and singular the above granted and described premises, with
the appurtenances; that the same are free, clear and discharged and unincumbered of and from all former and other grants, titles, charges, estates, judgments,
taxes and assessments and incumbrances of whatsoever nature and kind, EXCEPT.

and that they will warrant and forever defend the same unto the said party of the second part her heirs and assigns
against said party of the first part, their heirs and assigns, and all and every person or persons whomsoever, lawfully claiming or
to claim the same.

In Witness Whereof, The said parties of the first part have hereunto set their hand & the day and year first above written.

Chas. T. Abbott

Chas. T. Abbott Trustee

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, Guy W. Settle

a Notary Public, in and for said County and State on this 2nd
day of January, 1923, personally appeared

Chas. T. Abbott a single man and Chas. T. Abbott Trustee

to me known to be the identical person 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.

Witness my hand and official seal the day and year last above written.

My commission expires June 15th 1926

(SEAL) Guy W. Settle

Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.
Filed for record this 10th

day of

Jan.

1923, at 11:50 o'clock A. M.

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(SEAL) O.G. Weaver

County Clerk.

Brady Brown

Deputy.