

This Indenture, Made this 5th day of February, A. D., 1923, between
Ross H. Rayburn, Josephine N. Canary and S.C. Canary, her husband,
of Tulsa, County, in the State of Oklahoma, ~~part~~ of the first part and
M. B. Chadwick ~~part~~ of the second part.

Witnesseth: That in consideration of the sum of Four Hundred & no/100 ~~-----~~
~~-----~~ DOLLARS,
the receipt whereof is hereby acknowledged, said part 1st the the first part do ~~-----~~ by these presents grant, bargain, sell and convey unto said part Y
of the second part his heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

Lot Sixteen (16) Block "A" in Joe Sub-Division
Located in section four (4) township nineteen (19)
North Range twelve East.

The above and foregoing land is no part of my homestead and has never
been occupied as such.

Subject to the reservation of title in first party, to all oil and gas
and other minerals contained in and under said premises, together with
the right to produce, mine and remove the same with full right of ingress
and egress and the use of so much of the surface of said premises as shall
be necessary thereof. All of which shall be reserved to and retained by
first party, his heirs and assigns, in any deed required to be made by
first party under this contract.

To Have and To Hold the Same, Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise
appertaining, forever. Ross H. Rayburn and Josephine N. Canary,
And said ~~-----~~ heirs, executors or administrators, do ~~-----~~ hereby covenant, promise and agree to and with said part Y of the second part that at the delivery of these
presents 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 ap-
purtenances; 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.

Oil Gas and Mineral rights as set out above and subject to taxes.

and that they will warrant and forever defend the same unto the said part Y of the second part his heirs and assigns
against said part Y 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 part ies of the first part have hereunto set their hand ~~-----~~ the day and year first above written.

Ross H. Rayburn,
Josephine N. Canary
S.C. Canary,

STATE OF OKLAHOMA, Tulsa, County, ss.
Before me, the undersigned, a Notary Public, in and for said County and State on this 5th
day of February 3 1923, personally appeared Ross H. Rayburn, Josephine N. Canary
and S.C. Canary, and
to me known to be the identical person S 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.
Given under ~~my hand and official seal~~ the day and year last above written.
My commission expires November 4, 1925, (SEAL) R. J. Macon, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.
Filed for record this the 6th day of Feb. 1923, at 3:30 o'clock P. M.
Book No. 436, Page No. 373 (SEAL) O. G. Weaver, County Clerk.
Brady Brown, Deputy.