

This Indenture, Made this 17th day of February, A. D., 1923, between

J. W. Cunningham and Lillie Cunningham, his wife,

of Tulsa County, in the State of Oklahoma, party of the first part and

Earl Herkimer and Eva Herkimer, his wife, party of the second part.

Witnesseth: That in consideration of the sum of One dollar and other good and valuable

considerations, said parties of the first part do hereby these presents grant, bargain, sell and convey unto said party

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:

Lots Eighteen (18) and Nineteen (19) in Block Seven (7) East Turley Addition to the town of Turley, Tulsa County, Oklahoma, according to the recorded plat thereof;

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 J. W. Cunningham and Lillie Cunningham, his wife, 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.

An oil and gas lease of record and all rights contained therein;

and that they will warrant and forever defend the same unto the said party of the second part, his 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 and seal the day and year first above written.

J. W. Cunningham

Lillie Cunningham,

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, W. L. Britton, a Notary Public, in and for said County and State on this 17th

day of February, 1923, personally appeared J. W. Cunningham and Lillie Cunningham,

his wife, xxx

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 Mar. 28, 1925. (SEAL) W. L. Britton, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this 15 day of May, 1923, at 4 o'clock P. M.

Book No. 437, Page No. 367 (SEAL) O. G. Weaver, County Clerk.

Brady Brown, Deputy.