

of the above above described lands and the assignee or assignees or such part or parts shall fail or make default in the payment of the proportionate part of the rents due from him or them, such default shall not operate to defeat or affect this lease in so far as it covers a part or parts of said lands upon which the said lessee or any assignee thereof shall make due payment of said rental.

Lessor hereby warrants and agrees to defend the title to the lands herein described, and agrees that the lessee shall have the right at any time to redeem for lessor, by payment, any mortgages, taxes or other liens on the above described lands, in the event of default of payment by lessor, and be subrogated to the rights of the holder thereof.

IN TESTIMONY WHEREOF WE SIGN, This the 2nd day of March, 1923.

Witnesses:

Frank H. Reed

R. W. Widener

Isabelle S. Reed

STATE OF OKLAHOMA
SS.
COUNTY OF TULSA

Before me, the undersigned, a Notary Public, in and for said County and State on this 2nd day of March, 1923, personally appeared Frank H. Reed and Isabelle S. Reed 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.

Given under my hand and seal the day and year last above written.

My commission expires Mar. 8, 1926 (SEAL Hazel M. Johnson - Notary Public
Filed for record at Tulsa, Tulsa County, Oklahoma, March 9th 1923 at 2:00 o'clock M.P. M.
and recorded in Book 444 Page 311.

By Brady Brown - Deputy (SEAL) O. G. Weaver - County Clerk.

223984-ACM

GUARDIAN'S DEED

COMPILED INTERNAL REVENUE
\$ 1.00

THIS INDENTURE, Made the 8th day of March, 1923, at Tulsa, in the County of Tulsa, State of Oklahoma, by and between Wm. Ohler the duly appointed, qualified and acting guardian of Elnora Ohler and Ruby Ohler, Minors party of the first part, and Charles Flory party of the second part.

WITNESSETH, That Whereas, on the 10th day of February, 1923, the County Court within and for the County of Tulsa, State of Oklahoma, made an Order of Sale, authorizing the said party of the first part to sell certain real estate of the said Elnora Ohler and Ruby Ohler, Minors, situated in the County of Tulsa, State of Oklahoma, described in said order of sale at private sale, and which said order of sale, now on file and of record in said County Court, is hereby referred to and made a part of this indenture.

AND WHEREAS, Under and by virtue of said Order of Sale and pursuant to legal notices given thereof, the said party of the first part, on the 26th day of February, A. D. nineteen hundred and twenty-three, sold the hereinafter described real estate specified and described in said Order of Sale, subject to confirmation by said Court, for the sum of SIX HUNDRED FIFTY & NO/100 (\$650.00) Dollars, to said Charles Flory, party of the second part, he being the highest and best bidder, and that being the highest and best sum bid.

AND WHEREAS, The said County Court, upon the due and legal return of such proceeding under the said Order of Sale, made by the said party of the first part on the 26th day of February, A. D., 1923, after making the said sale as above set forth, did on the 8th day of March, A. D. 1923, make an order confirming said sale, and directing conveyance to be executed to the said party of the second part, a certified copy of which order of confir-