

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

My commission expires June 4th 1924. (SEAL) R. D. Siegfried - Notary Public
Filed for record at Tulsa, Tulsa County, Oklahoma Feb. 16, 1923 at 2:00 o'clock P. M.
and recorded in Book 444 Page 42.

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

222021-ACM WARRANTY DEED (SPECIAL) 750 COMPARED

THIS INDENTURE, Made and entered into this Twelfth day of February, 1923 between Charles Page, of Sand Springs, Oklahoma, of the first part, hereinafter designated the Seller and H. Bert Seevers. of the Second Part, hereinafter designated the Purchaser.

WITNESSETH:

THAT WHEREAS, said Charles Page, is the founder of Sand Springs Home, located in the County of Tulsa, State of Oklahoma, and in the vicinity of the lands hereinafter described, and has incorporated the same as an ellemosynary corporation under the laws of the State of Oklahoma, and

NOW, for and in consideration of the sum of Twelve Hundred Fifty & No/100 (1250.00) Dollars, in hand paid, the receipt of which is hereby acknowledged, and also for the further consideration of the agreement between the parties hereto, for themselves, their heirs, successors and legal representatives, that intoxicating liquors shall never be manufactured, sold or otherwise disposed of, as a beverage, in any place of public resort in and upon the premises hereby granted, or any part thereof, and the express reservation to the Seller, his heirs and assigns, that in case that any of the conditions concerning intoxicating liquors are broken by the Purchaser, his heirs, successors, assigns, or legal representatives, then this deed shall become null and void and all right, title, an interest, in and to the premises hereby conveyed, shall revert to the said Sand Springs Home, its successors and assigns, and the Purchaser, by accepting this deed for himself, his heirs, executors, administrators, successors and assigns, consents and agrees to this reservation and condition, as well as to the reservation, conditions, and agreements hereinafter set out, the said Seller further, excepting and reserving unto himself, his heirs and assigns, the oil, gas, fire clar, coal and all other mineral lying in and under the premises hereinafter described, does hereby bargain, sell, convey and confirm unto the Purchaser, his heirs, successors and assigns, forever, the following described premises, situated in the town of Sand Springs, County of Tulsa, State of Oklahoma, to-wit: Lot Number Four (4) Block Number Eighteen (18) in the Original town, now City of Sand Springs Oklahoma. Purchaser to pay any and all taxes and assessments levied by public authority that may become a lien on said premises after the expiration of the year 1915. according to the recorded plat of Sand Springs, Oklahoma, made by W. H. Hendren, Civil Engineer, and certified under date of 17th of June 1911, and recorder in the office of Register of Deeds, Tulsa County, Oklahoma on the 19th day of July, 1911.

TO HAVE AND TO HOLD the same, together with all and singular the tenments, hereditaments and appurtenances thereunto belonging or in any wise appertaining, and warrant the title to the same, unto the said purchaser, his heirs, successors and assigns, forever, subject nevertheless to the conditions and reservations and agreements hereinbefore and hereinafter set forth, according to the true intent and meaning thereof.

And the Seller, for himself and his heirs and assigns, does hereby covenant, promise and agree to and with the purchaser, his heirs, executors, administrators, successors and assigns that the said premises are free, clear and discharged of and from all former grants charges, except for improvements as hereinafter stated, taxed, taxes, judgements, mortgages and other liens and encumbrances of whatsoever nature and kind. And the said