

COMPARED

First: That said party of the second part shall have the possession of said premises and use thereof after 12th day of April, 1923, and to commit no waste or suffer any to be committed, and to pay all taxes and assessments of whatsoever nature which may become due on the premises above described after the 12th day of April 1923, and to keep all fences, buildings and improvements thereon in as good condition as they now are, usual wear and tear and damage by the elements, excepted.

Second: That this contract shall, in case of death or legal disability or either party, be binding upon the heirs, administrators, executors and assigns or other legal representatives of said deceased or legally disabled party.

Third; That any failure on the part of the party of the second part to faithfully keep and perform each and all of the above conditions, covenant and agreements, or to make any of the payments at the time and in the manner above specified, shall under this contract void at the option of the said party of the first part and he may retain all payments made as agreed liquidated damages, and recover immediate possession of said premises.

Fourth: That upon full and complete payment as above specified, and fulfillment of each and all the conditions, covenants and agreements herein by said party of the second part, said part_ of the first, shall immediately upon demand of the party of the second part, his heirs, administrators, executors, assigns, or on demand of his duly authorized attorney or agent, execute and deliver by good and sufficient warranty deed, the real estate hereinabove described, and to also furnish said part_ of the second part, with a complete abstract of title, and said party of the first part hereby undertakes and agrees to guarantee the title at the time of said proposed delivery,

In witnesswhereof, said parties have hereunto set their hands this 12th day of April, 1923.

Henry Hunt,
James A. McDaniel.

State of Oklahoma)
Tulsa County) SS

Before me, F. A. Singler, a Notary Public, in and for said County and State, on this 12th day of April, 1923, personally appeared Henry Hunt and James A. McDaniel, to me known to be the identical persons 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 above set forth.

(SEAL) F.A. Singler, Notary Public.

My commission expires October 13, 1926.

Filed for record in Tulsa County, Okla. on April 14, 1923, at 10:50 A.M. and duly recorded in book 445, page 495, By Brady Brown, Deputy.

(SEAL) O.G. Weaver, County Clerk.

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QUIT CLAIM DEED.

Know all men by these presents: That, Nannie Stick nee Lincoln and Arcenie Lincoln, parties of the first part, in consideration of the sum of five dollars (\$5.00) in hand paid and other valuable considerations, receipt of which is hereby acknowledged, do hereby quitclaim, grant, bargain, sell and convey unto D. A. Klaasen, his heirs and assigns, the following described real property and premises,