

To have and to hold, all the aforegranted estate, property, and easement, together with all and singular the rights, privileges and hereditaments thereunder belonging or appertaining, unto the said Sam Renberg, Jake Lyons, Joseph Levy and E. B. Stern, their heirs successors and assigns, in fee simple forever.)

And the said Mayme Rayburn and Ross H. Rayburn, their heirs, successors and personal representatives, do hereby covenant and agree to and with said Sam Renberg, Jake Lyons, Joseph Levy and E. B. Stern, their heirs, successors and assigns, 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, in and to all and singular the aforesaid premises and property, that they have good right to sell and convey the same and warrant the same to be free, clear, discharged and unencumbered of and from all former grants, titles, charges, judgments, taxes, assessments of whatsoever kind and nature, except an oil and gas leasehold estate, hereinafter referred to which is recorded in the office of the County Clerk of Tulsa County, Oklahoma.

It is hereby expressly declared that whereas the land, particularly described in this conveyance is understood to be subject to an oil and gas mining lease in favor of Shaffer Oil & Refining Company, it is intended that said outstanding lease is fully embraced in the general terms of this conveyance, so as to pass to, and vest in said grantees a one-fourth interest not only in the oil and gas, but also all rents and royalties therein reserved to the lessor precisely as if said grantees had been at the date of making of said lease the owner in fee of a one-fourth interest in and to the lands described, and themselves one of lessors therein.

And it is hereby further expressly declared that it is the true intent and purpose of this conveyance to pass to and vest in the said grantees an undivided one-fourth interest in all the mineral and mineral rights in the land first described herein, or that at any time may be found therein or thereunder, and all grantors' rights to operate for said minerals, and deal and contract with regard thereto, including the leasing thereof, as fully to all intent and purpose as if the said grantees were the absolute owners of a one-fourth of the entire title and estate in said lands.

In witness whereof, we have set out hands this 7th day of April, 1924

Mayme Rayburn,  
Ross H. Rayburn.

State of Oklahoma )  
Tulsa County ) ) On this 7th day of April, A.D. 1924, before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared Mayme Rayburn and Ross H. Rayburn, her husband, 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.

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

(SEAL) Blanche Boughton, Notary Public.

My commission expires May 19, 1927.  
Filed for record in Tulsa County, Okla. on April 7, 1924, at 4:35 P.M. recorded in book  
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448, page 472, Brady Brown, Deputy.

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