

COMPARED

WARRANTY DEED RECORD NO. 454

#228929 NS

This indenture, Made this 14 day of November, A. D. 1922, between
Walter F. Nichols and Grace Nichols, his wife; and Charles A. Nichols, and Florence Nichols, his wife,
of Tulsa, County, in the State of Oklahoma, ~~XXX~~ of the first part and
City of Tulsa, a Municipal corporation of Tulsa, County, Oklahoma. ~~XXX~~ of the second part.

Witnesseth: That in consideration of the sum of Three Hundred and eight and no/100 (\$308.00)
DOLLARS,
the receipt whereof is hereby acknowledged, said part Y of the first part do — by these presents grant, bargain, sell and convey unto said part Y
of the second part and its ~~XXX~~ and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

A strip of land one hundred (100') feet wide in the South half (S 1/2) of the Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) of Section Nine (9) Township Twenty (20) North, Range Fourteen (14) East, being fifty (50') feet on each side of the conduit line as now located across said land, the center line of which begins at a point on the North and South Quarter Section line Fifteen Hundred twenty two and three tenths (1522.3') feet south of the north quarter section corner, thence on a tangent north sixty nine (69°) degrees, fifteen (15') minutes west, two hundred sixteen and two tenths (216.2') feet, thence on a three (3°) degree curve to left eleven hundred twenty nine and four tenths (1129.4') feet, intersecting the west side of the tract at a point thirteen hundred twenty (1320) feet east and thirteen hundred seventy six (1376') feet south of the northwest corner of Section Nine (9), containing three and eight hundredths (3.08) acres more or less in Section Nine (9), Township Twenty (20) North, Range Fourteen (14) East, Tulsa County, Oklahoma, the parties of the first part hereby reserve all oil and gas rights in and to the above described tract of land.

INTERNAL REVENUE

\$ 50

Cancelled

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 Grantors, for their
heirs, executors or administrators, do — hereby covenant, promise and agree to and with said part Y of the second part that at the delivery of these presents — lawfully seized in — 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

and that — will warrant and forever defend the same unto the said part Y of the second part and its ~~heirs~~ assigns against said part — of the first part — heirs and assigns, and all and every person or persons whomsoever, lawfully claiming or to claim the same.

In Witness Whereof, The said part — of the first part ha — hereunto set — hand — the day and year first above written.

Walter F. NicholsGrace NicholsCharles A. Nichols,Florence Nichols,STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this 14th
day of September 1922, personally appeared Walter F. Nichols & Grace Nichols
his wife, and Charles A. Nichols, & Florence Nichols, his wife,
to me known to be the identical person — who executed the within and foregoing instrument and acknowledged to me that —
executed the same as — free and voluntary act and deed for the uses and purposes therein set forth.

Witness my hand and ~~XXXX~~ seal the day and year last above written.
Given under: May 31, 1926. (SEAL) Edith Gray. Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.
Filed for record this the 28 day of April 1923 at 1 o'clock P. M.
DOCKXXXXXXXXXXXXXXXXXXXXX (SEAL) O.G. Weaver. County Clerk.
Brady Brown, Deputy.