

COMPARED

#226637 NS

WARRANTY DEED RECORD NO. 454

This Indenture, Made this 4th day of April, A. D. 1923, between

Ross H. Rayburn,

of Tulsa, County, in the State of Oklahoma, ~~xxx~~ of the first part and

Vernon S. Wade,

~~xxx~~ of the second part.Witnesseth: That in consideration of the sum of Six Hundred & No /100 - - - - -

DOLLARS,

the receipt whereof is hereby acknowledged, said part y of the first part do eg by these presents grant, bargain, sell and convey unto said part y of the second part his heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

INTERNAL REVENUE

\$ 100

Cancelled

Lot Thirty six (36) in Block "F" in Medio Sub-Division, located in the Northeast quarter of the Northwest Quarter of Section eight (8), Township Nineteen (19) North, Range Twelve (12) East of the Indian Base and Meridian. The above and foregoing land is no part of my homestead and has never been occupied as such.

SUBJECT to the reservation of title in first party, to all oil and gas and other minerals contained in and under said premises, together with the right to produce, mine and remove the same with full right of ingress and egress and the use of so much of the surface of said premises as shall be necessary thereof. All of which shall be reserved to and retained by first party his heirs and assigns. ~~any deed required to be made by first party under~~ ~~first party~~ ~~to hold the same~~ ~~together with all and singular the tenements, improvements and appurtenances thereto belonging or in anywise appertaining, forever.~~ ~~And said~~ ~~Ross H. Rayburn,~~ ~~** this contract.~~

heirs, executors or administrators, do ~~eg~~ hereby covenant, promise and agree to and with said part y of the second part that at the delivery of these presents he is lawfully seized in his own right of an absolute and indefensible 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.

Oil and Gas and Mineral reservations, as set out above, also subject to taxes.

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

In Witness Whereof, The said part y of the first part has his hereunto set his hand - the day and year first above written.

Ross H. Rayburn,

STATE OF OKLAHOMA, Tulsa, County, ss.Before me, the undersigned, a Notary Public, in and for said County and State on this 4thday of April, 1923, personally appeared Ross H. Rayburn,~~xxx~~

to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that he executed the same as his free and voluntary act and deed for the uses and purposes therein set forth.

~~xxxx~~ my hand and ~~xxxx~~ seal the day and year last above written.

Given under/

My commission expires Nov. 4th, 1925. (SEAL) R.J. Macon, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this 4 day of April, 1923, at 4 o'clock P. M.

XXXXXXXXXXXX

(SEAL)

O.G. Weaver,

County Clerk.

Brady Brown,

Deputy.