

COMPARED

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#229859 NS

WARRANTY DEED RECORD NO. 454

This Indenture, Made this 21st day of April, A. D., 1923, between

Ethel M. Niles and Alva J. Niles, her husband,
of Tulsa, County, in the State of Oklahoma, party of the first part and
A. H. Lee, party of the second part.

Witnesseth: That in consideration of the sum of Fifteen Thousand and no/100
(\$15,000.00) DOLLARS,
the receipt whereof is hereby acknowledged, said parties of the first part do 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:

The East Forty-five (45) feet of Lot Five (5)
in Block Two Hundred Two (202); situated in the
original townsite of Tulsa, according to the
recorded plat thereof.

INTERNAL REVENUE
1500
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 Ethel M. Niles and Alva J. Niles, her husband, 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 that they are lawfully seized in their
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.

Taxes for the last half of the year 1922.

and that they 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 their heirs and assigns, and all and every person or persons whomsoever, lawfully claiming
or to claim the same.

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

Ethel M. Niles

Alva J. Niles,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, James B. Brooks a Notary Public, in and for said County and State on this 3rd
day of May, 1923, personally appeared Ethel M. Niles and Alva J. Niles, her
husband, xxx

to me known to be the identical person s 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 last above written.

My commission expires 9-24-1923 (SEAL) James B. Brooks, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 8 day of May, 1923, at 11 o'clock A. M.
XXXXXXXXXXXXXXXXXXXX (SEAL) O. G. Weaver, County Clerk.

Brady Brown Deputy.