

COMPARED

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WARRANTY DEED RECORD No. 459

This Indenture, Made this Fourth day of May, A. D. 1923, between
F. L. Brooks and husband Leslie Brooks, and Bernice Ries and husband Arthur
Ries, all of Tulsa County, in the State of Oklahoma, party of the first part, and
C.D. Coggeshall party of the second part.

Witnesseth: That in consideration of the sum of One Dollar (\$1.00) DOLLARS,
the receipt whereof is hereby acknowledged, said party of the first part do hereby by these presents grant, bargain, sell and convey unto said
party 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:

Lot One (1), Block Two (2) in Elm Park Addition to the
City of Tulsa,

INTERNAL REVENUE
100

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 F. L. Brooks, and Husband Leslie Brooks, & Bernice Ries & hus. Arthur Ries,
heirs, executors or administrators, do hereby covenant, promise and agree to and with said party of the second part that at the delivery of
these presents that they are lawfully seized in their
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:

A certain Thirty-five Hundred Dollar (\$3500.00) mortgage in favor of
T. Dahlstrom; also a Seventeen Thousand Dollar (\$17,000.00) mortgage
in favor of the Georgia State Savings Association.

and that they will warrant and forever defend the same unto the said party of the second part his heirs and assigns
against said party 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 party of the first part has hereunto set their hand, s. the day and year first above written.

F.L. Brooks,
Leslie Brooks,
Bernice Ries
Arthur Ries,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State, on this 10th
day of May, 1923, personally appeared F.L. Brooks and Husband Leslie Brooks,
and Bernice Ries and husband Arthur Ries,

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 seal the day and year last above written.

Given under My commission expires Jan 23, 1926. (SEAL) Ona Cook, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 18 day of May, 1923, at 3:40 o'clock P. M.
Book No. 459, Page No. 124 (SEAL) O.G. Weaver, County Clerk.
Brady Brown Deputy.