

COMPARED
#230512 NS

WARRANTY DEED RECORD No. 459.

88310, Crane & Company, Tulsa

This Indenture, Made this 10th day of May, A. D. 1923, between
J.P. McLane and Alice L. McLane, his wife,
of Tulsa County, in the State of Oklahoma, party of the first part, and
Dr. T.A. Penney, party of the second part.

Witnesseth: That in consideration of the sum of Six Hundred & Seventy-five (\$675.00) DOLLARS,
the receipt whereof is hereby acknowledged, said part 1st 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:

Lot Numbered Twelve (12); Block Numbered Twelve (12)
McLane Addition to Tulsa, Oklahoma; according to the
recorded plat thereof as filed for record in the
office of the County Clerk within and for Tulsa County,
Oklahoma.

This lot is sold for residence purposes only and the minimum cost
of such dwelling shall be Three thousand (\$3,000.00) dollars when
completed and no part of such dwelling shall be nearer the front
lot line than Thirty-five (35) feet. It is agreed that this lot
shall never be sold to or occupied by a negro.

INTERNAL REVENUE

\$ 1.00
Canrell

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 a above parties of the first part, 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 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 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 parties of the first part have hereunto set their hands the day and year first above written.

J.P. McLane

Alice L. McLane

STATE OF OKLAHOMA, Tulsa County, ss.
Before me, Guy W. Settle a Notary Public, in and for said County and State, on this 10th
day of May, 19 23, personally appeared J.P. McLane and Alice L. McLane,
his wife, ~~XXX~~
to me known to be the identical person g 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 June 15th, 1926. (SEAL) Guy W. Settle Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.
Filed for record this 15 day of May, 19 23 at 9 o'clock A.M.
Book No. 459, Page No. 49 (SEA L) O.G. Weaver, County Clerk.
Brady Brown, Deputy.