

This Indenture, Made this 25th day of May, A. D. 1923, between
J.W. Cunningham and Lillie Cunningham, his wife,
of Tulsa County, in the State of Oklahoma, party of the first part, and
L. J. Garnett party of the second part.

Witnesseth: That in consideration of the sum of One dollar and other good and valuable
considerations, 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:

Lots Twenty Three (23) Twenty Four (24)
Twenty Five (25) and Twenty Six (26),
Block Four (4), East Turley Addition to
the Town of Turley, Tulsa County, Oklahoma,
according to the amended recorded plat
thereof.

RECEIVED
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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 J.W. Cunningham and Lillie Cunningham, his wife, 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:

A certain oil and gas lease of record and all right contained
therein, including all royalties.

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 hand s the day and year first above written.

J.W. Cunningham,

Lillie Cunningham,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, W.L. Britton, a Notary Public, in and for said County and State, on this 25th
day of May, 1923, personally appeared J.W. Cunningham, his wife,

to me known to be the identical person 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 Mar. 25, 1925. (SEAL) W.L. Britton, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 25 day of June, 1923, at 3:50 o'clock P..M.
Book No. 459, Page No. 622 (SEAL) O.G. Weaver, County Clerk.

Brady Brown, Deputy.