

Ed T. Egan is to pay to us, or our executor, administrators or assigns,

In witness whereof, we have hereunto set our hands and seals, the day and year above written.

F. H. Weaver,
R. E. Darrow.

State of Oklahoma)
County of Tulsa) SS

Before me, H. T. Frost, a notary public, in and for said County and State, on this the 24th day of July, 1923, personally appeared E. F. Weaver, and W. E. Darrow, to me known to be the identical persons 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 purposes therein set forth.

In witness whereof I have hereunto set my hand and official seal the day and year last above written.

(SEAL) H. T. Frost, Notary Public.

My commission expires April 22, 1926.

Filed for record in Tulsa County, Okla. on Aug. 16, 1923, at 10:15 A.M. and duly recorded in book 467, page 272, By Brady Brown, Deputy

(SEAL) O.C. Weaver, County Clerk.

238144 - BH

COMPARED

INDEXED - 1
\$ 7.26
Cancelled

GENERAL WARRANTY DEED.

This indenture made the 15th day of August, A.D. 1923, between Terrace Drive Company, a corporation, organized under the laws of the State of Oklahoma, of Tulsa County of Tulsa, State of Oklahoma, party of the first part, and T. E. Smiley, party of the second part.

Witnesseth, that in consideration of the sum of fifteen hundred and no/100 dollars, the receipt whereof is hereby acknowledged, said party of the first part, does, by these presents grant, bargain, sell, and convey unto said party of the second part his heirs, executors, or administrators, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

Lot thirty three (33) block two (2) of the
re-subdivision of a part of block five (5)
of Terrace Drive addition to the City of Tulsa,
County of Tulsa, State of Oklahoma, according to
the recorded plat thereof.

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 Terrace Drive Company, a corporation its successors or assigns, does hereby covenant, promise and agree to and with said party of the second part at the delivery of these presents that it is lawfully seized in its 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, judgements, taxes assessments and incumbrances of whatsoever nature and kind, except general and special taxes for the year 1922, and subsequent years, and it is further agreed between the parties hereto that this lot is sold for residence purposes only and no dwelling shall be erected thereon to cost less than forty five hundred dollars, (\$4500.00) no part of which shall be nearer the front lot line than thirty feet (30)