

COMPARED

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WARRANTY DEED RECORD No. 476

This Indenture, Made this 17th day of October, A. D. 1923, betweenRoss H. Rayburn,of Tulsa,

County, in the State of Oklahoma, party of the first part, and

Walter A. Morrow and Jennie Morrow,

party of the second part.

Witnesseth: That in consideration of the sum of Four hundred & No/100 -----

DOLLARS,

the receipt whereof is hereby acknowledged, said part Y of the first part do ES by these presents grant, bargain, sell and convey unto said part ies of the second part, their heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

The South fifty feet of the East One hundred and forty feet (So. 50' of the E. 140') of Lot One (1) and the North Fifty feet of the East one hundred and forty feet (N. 50' of the E. 140') of Lot Two (2), all in Block two (2), in McKellops Sub-Division located in the Southeast Quarter of Section Fifteen (15), Twp. 19 N. Range 12 East. The above and foregoing land is no part of my homestead and has never been occupied as such.

Subject to the reservation of title to first party, to all oil and gas and other minerals contained in and under said premises together with the right to produce, mine and remove the same with full right of ingress and egress; and the use of so much of the surface of said premises as shall be necessary thereof. All of which shall be reserved to and retained by first party, his heirs and assigns, in any deed required to be made by first party under this contract.

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 Ross H. Rayburn, his heirs, executors or administrators, do ES hereby covenant, promise and agree to and with said part Y of the second part that at the delivery of these presents that they lawfully seized in his 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, judgment taxes and assessments and incumbrances of whatsoever nature and kind, EXCEPT.

Oil Gas and Mineral reservations as set forth above and subject to taxes.

Subject to the reservation of title to first party, to all oil and gas and other minerals contained in and under said premises together with the right to produce mine and remove the same with full right of ingress and egress, and the use of so much of the surface of said premises as shall be necessary thereof. All of which shall be reserved to and retained by first party, his heirs and assigns, in any deed required to be made by first party under this contract.

and that he will warrant and forever defend the same unto the said part ies of the second part their heirs and assigns against said part Y of the first part, his heirs and assigns, and all and every person or persons whomsoever, lawfully claiming or to claim the same.

In Witness Whereof, The said part Y of the first part ha S hereunto set his hand the day and year first above written.

Ross H. RayburnSTATE OF OKLAHOMA, Tulsa, County, ss.Before me, R. J. Macon a Notary Public, in and for said County and State on this 17thday of October, 1923, personally appeared Ross H. Rayburn,

and he to me known to be the identical person S who executed the within and foregoing instrument, and acknowledged to me that he executed the same as his 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 Nov. 4th, 1925.

(SEAL)

R. J. Macon,

Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 18 day of Oct., 1923, at 11:20 o'clock A.M.Brady Brown

Deputy

(SEAL)

O.G. Weaver;

County Clerk.