

balance payable as hereinafter stated; the parties of the first part agrees and binds themselves to sell, transfer and deed by warranty deed, to the party of the second part, the following described lands, situated in the County of Tulsa, State of Oklahoma, to wit:

Lot Two (2) and Three (3) Block One (1) Horner Addition to the City of Tulsa, Oklahoma, according to the recorded plat thereof.

and the first part parties agrees to perfect the title to said tract and furnish an abstract of the same showing said perfected title within Eight days from the date hereof. Except: special assessments that are not yet due.

It being understood that the said first party binds himself to perfect said title and furnish said abstract. When said title is perfected and said abstract is furnished, the balance of the purchase price of Forty-six Thousand Two Hundred <sup>and Fifty</sup> Dollars (\$46,250.00) shall be due and payable as follows:

Note No. 1 \$6,250.00, due on or before December 17, 1923, with interest thereon at seven percent. Note No. 2 \$10,000.00, one year from date. Note No. 3 \$10,000.00, two years from date. Note No. 4 \$10,000.00, in three years from date Note No. 5 \$10,000.00, four years from date, evidence by promissory notes bearing seven per cent interest and payable at the Exchange National Bank, secured by First mortgage on property. It is further understood and agreed that party of second part are to carry insurance covering the said property for at least (\$15,000.00), with a mortgage clause attached. Party of second part has the option of reducing insurance on a proratio basis as principal is paid interest payable semi-annually, and a failure on the part of the said second party to make such payment within -- days shall work a forfeiture of the part payment herein acknowledged, and shall cancel this agreement.

In case said title cannot be perfected within the said Fifteen (15) days herein provided, the second party shall have the option of declaring said trade off and shall receive back the amount paid, or may extend the time, as he shall see fit.

Witnesses:

W. H. Burns  
Theodore Cox

STATE OF OKLAHOMA, )  
Tulsa County. ) ss.

M. A. Burns

R.E. Downing

E. A. Bradley  
Parties of the First Part.

J. C. Good,  
Party of the Second Part.

COMPARED

BE IT REMEMBERED, That on this 6th day of November, 1923 before me, a Notary Public in and for said County and State, personally appeared J. C. Good to me known to be the identical person 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.

IN WITNESS WHEREOF, I have hereunto set my official signature and affixed my notarial seal the day and year first above written.

My commission expires April 19, 1927. (Seal)

T. S. Cox, Notary Public.

Filed for record in Tulsa, Tulsa County, Oklahoma, Nov. 20, 1923, at 1:20 o'clock P.M. and recorded in Book 479, Page 464.

By Brady Brown, Deputy. (Seal)

O. G. Weaver, County Clerk.