

singular the aforesaid premises and property; that she has good right to sell and convey the same, and warrants the same to be free, clear, discharged and unencumbered of and from all former grants, titles, charges, judgments, taxes, assessments and encumbrances of whatsoever kind and nature, except an oil and gas leasehold estate, hereinafter referred to, which is recorded in the office of the County Clerk of Tulsa County, Oklahoma.

It is hereby expressly declared that whereas, the land particularly described in this conveyance is understood to be subject to an oil and gas mining lease in favor of - - - it is intended that said outstanding lease is fully embraced in the general terms of this conveyance, so as to pass, to, and vest in said M. R. Graves a one-half interest, not only in the oil and gas, but also all rents and royalties therein reserved to the lessor, precisely as if said M. R. Graves had been at the date of making of said lease, the owner in fee of a one-half interest in and to the lands described, and himself one of the lessors therein.

And it is hereby further expressly declared that it is the true intent and purpose of this conveyance to pass to and vest in the said M. R. Graves an undivided one-half interest in all the mineral and mineral rights in the land first described herein, or that at any time may be found therein or thereunder, and all grantor's rights to operate for said minerals, and deal and contract with regard thereto, including the leasing thereof, as fully to all intent and purpose as if the said M. R. Graves was the absolute owner of the entire title and estate in said lands.

In Witness Whereof, I have set my hand this 4th day of December 1923.

Chief Harrison

Leola Harrison

OKLAHOMA FORM OF ACKNOWLEDGMENT.

STATE OF OKLAHOMA,)
County of Muskogee.) ss.

On this 6th day of December A.D. 1923, before me, the undersigned, a Notary Public in and for said county and state aforesaid, personally appeared Leola Harrison, Minor Creek Freeman Roll No. 127, to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that she executed the same as her free and voluntary act and deed for the uses and purposes therein set forth.

Given under my hand and seal of office the day and year last above written.
My commission expires October 30, 1924. (Seal) Louvita McCarter, Notary Public.
Filed for record in Tulsa, Tulsa County, Oklahoma, Dec. 7, 1923, at 4:20 o'clock P.M. and recorded in Book 479, Page 554.

By Brady Brown, Deputy.

(Seal)

O. G. Weaver, County Clerk.

246275 C.M.J.

GENERAL WARRANTY DEED.

COMPARED

THIS INDENTURE, Made this 5th day of December, 1923, between the SUNSET GARDENS COMPANY, a corporation, of Tulsa, Oklahoma, party of the First Part, and A. M. Blow (whether one or more), of Tulsa Tulsa County, Oklahoma party of the second part,

WITNESSETH:

That in consideration of the sum of Twenty-seven Hundred Seventy-five Dollars, (\$2,775.00), the receipt of which is hereby acknowledged, the party of the First Part does by these presents grant, bargain, sell and convey unto the Party of the Second Part, --- heirs and assigns, all of the following described real estate situated in the County of Tulsa, state of Oklahoma, to-wit:

Lot Thirteen (13) in Block Eight (8) in Sunset Terrace, an Addition to the City of Tulsa, Tulsa County, Oklahoma, according to the plat thereof filed for record in the office of the County Clerk of Tulsa County, Oklahoma, on June 26, 1923.

INTERNAL REVENUE
3.00