

Filed for record in Tulsa County, Tulsa Oklahoma, Dec. 19, 1923 at 9:30 o'clock A. M. in Book 482, page 134

By Brady Brown, Deputy

(SEAL)

O. G. Weaver, County Clerk

247153 C.J.

COMPARED

CONTRACT FOR SALE OF REAL ESTATE

THIS AGREEMENT, made this 20th day of December, 1923, by and between Mrs. Lizzie Frazier ( a single woman ) of Tulsa, Oklahoma party of the first part and John P. Kopp in trust for Betty and Amalia Kopp, party of the second part, witnesseth:

That for and in consideration of Five Dollars (\$5.00) receipt for Five Dollars of which is hereby acknowledged as part payment, balance payable as hereinafter stated: the party of the first part agrees and binds himself 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:

All of Lot Four (4), Block One (1), Meadow Brook Addition to Tulsa, Tulsa County, Oklahoma, consisting of the North  $\frac{1}{2}$  of the South west  $\frac{1}{4}$  of Section twenty-five (25), Town ship twenty (20) North, Range Twelve (12), East,

and the said first party agrees to perfect the title to said tract and furnish an abstract of the same showing said perfected title within 60 days from the date hereof. Except: ----- 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 Five Hundred & ninty-five Dollars (\$595.00) shall be due and payable as follows: Ten dollars (\$10) per month until paid in full, the party of the second part shall have the privilege of paying any part or all of the purchase price at any time during the life of this contract, and a failure on the part of the second party to make such payment within 30 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 60 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.

Mrs. Lizzie Frazier

Party of the First Part.

John P. Kopp in trust

for Betty and Amalia Kopp

Party of the second Part.

STATE OF OKLAHOMA, )  
Tulsa County. ) ss.

BE IT REMEMBERED, That on this 20 day of December, 1923, before me, a Notary Public in and for said County and State, personally appeared Mrs. Lizzie Frazier ( a single woman) and John P. Kopp in trust for Betty and Amalia Kopp, 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 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 July 30, 1925

(SEAL)

Georgina B. Hammett, Notary Public

Filed for record in Tulsa County, Tulsa Oklahoma, Dec. 20, 1923 at 11:00 o'clock A. M. in Book 482, page 135

By Brady Brown, Deputy

(SEAL)

O. G. Weaver, county Clerk