

lawfully seized in their own right of an absolute and indefeasible estate of inheritance in fee simple of, in and to all and singular the aforesaid premises and property; that they have good right to sell and convey the same, and warrants the same to be free, clear, discharged and unincumbered 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 and whereas the land, particularly described in this conveyance is understood to be subject to an oil and gas mining lease in favor of Tom S. Hopper 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 C. E. Baldwin a one-eighth interest, not only in the oil and gas but also all rents and royalties therein reserved to the lessor, precisely as if C. E. Baldwin had been at the date of the making of said lease, the owner in fee of a one-eighth 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 intents and purposes as if the said C. E. Baldwin was the absolute owner of the entire title and estate in said lands.

IN WITNESS WHEREOF, We have set our hands this 1st day of April, 1924

D. Lee

Mable Lee

STATE OF OKLAHOMA,)
COUNTY OF TULSA) SS

BE IT REMEMBERED, That on this 1st day of April, 1924, before me, a Notary Public in and for said County and State, personally appeared D. Lee and Mable Lee, his wife 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 4/13/24 (Seal) Beatrice Hoff, Notary Public

Filed for record in Tulsa, Tulsa, County, Oklahoma on April 1 1924 at 1.00 oclock P. M. in Book 485 page 205

Brady Brown, Deputy (Seal) O. G. Weaver, County Clerk.

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COMPARED

ASSIGNMENT OF RENTS

WHEREAS, J. B. Marshall and Bertha E. Marshall, his wife have obtained a loan of Thirty-seven Hundred and 00/100 Dollars from THE OKLAHOMA SAVINGS AND LOAN ASSOCIATION, of Oklahoma City Oklahoma upon the following described real estate, to-wit:

Lot Two (2) of Amended Plat, Block Fourteen (14) Lindsay's Third Addition to Tulsa, in the County of Tulsa and the State of Oklahoma, and have executed a mortgage thereon to secure said loan, and desires to further secure the same by an assignment of the income rents and profits of said real estate, with the building s and improvements thereon.

NOW, THEREFORE, in consideration of the sum of One (\$1.00) Dollar to me in hand paid, the receipt of which is hereby acknowledged, and as part of the consideration for the aforesaid loan we do hereby assign, transfer and set over to the said Oklahoma Savings and Loan Association of Oklahoma City, Oklahoma, the rents, profits and income to be derived from said premises and the building s and improvements thereon, with the right of said Association, in case of default in the payment of said debt or any part thereof, in accordance with the terms of said mortgage, or failure to comply with any of its conditions, to demand, collect, receive and receipt for such