

in their own right of an absolute and indefeasible estate of inheritance in fee simple, of and in, the above granted and described premises, with appurtenances that the same are free, clear and discharged and unincumbered of and from all former and other grants, titles, charges, estates, judgments, taxes, assessments and encumbrances, of whatsoever nature and kind EXCEPT a coal lease dated August 11th, 1913, to Hickory Coal & Mining Company, and Except a Right of Way dated July 27, 1909, to Oklahoma Natural Gas Company and that they will WARRANT AND FOREVER DEFEND the same unto said parties of the second part, their heirs and assigns, said parties of the first part, their heirs and assigns, and all and every person or persons whomsoever, lawfully claiming or to claim the same.

IN WITNESS WHEREOF, The said parties of the first part have hereunto set their hands the day and year first above written.

JOHN W. PERRYMAN
CLARISSA RICHARDS
B. P. Richards

By Fletcher H. Pratt

Attorney-in-Fact

STATE OF OKLAHOMA,)
County of Tulsa) SS.

Before me, C. P. Monroy a Notary Public, in and for said State and County, on this 23 day of Aug. A. D. 1921, personally appeared FLETCHER H. PRATT, to me known to be the identical person who executed the within and foregoing instrument as attorney in fact of John W. Perryman, Clarissa Richards, and B. P. Richards, and acknowledged to me that he executed the same as his free and voluntary act and deed and as the free and voluntary act and deed of John W. Perryman, Clarissa Richards and B. P. Richards, for the uses and purposes therein set forth.

WITNESS my hand and official seal the day and year last above written.

My Commission expires Oct. 16, 1924 (SEAL) C. P. Monroy, Notary Public
Filed for record in Tulsa County, Tulsa Oklahoma, Feby 14, 1924 at 1:20 o'clock P. M. in Book 486, page 196

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

251158 C.J. GENERAL WARRANTY DEED COMPARED

THIS INDENTURE, Made this 22d day of October A. D. 1920, by John W. Perryman, a single man, Clarissa Richards and B. P. Richards, her husband, by Fletcher H. Pratt, their attorney-in-fact, all of Tulsa, Oklahoma, of the first part and F. M. Rowell and Lola M. Rowell, his wife, of the second part.

WITNESSETH, That in consideration of the sum of Eight Hundred DOLLARS the receipt whereof is hereby acknowledged, said parties of the first part, do by these presents grant, bargain, sell and convey unto said parties of the second part, their heirs and assigns, all of the following described real estate situate in the City of Tulsa, County of Tulsa, State of Oklahoma, to-wit:

Lot Twelve (12), Block Eight (8)

in Exposition Heights Addition to the City of Tulsa, Oklahoma, according to the official plat thereof duly recorded in the Office of the County Clerk, in and for Tulsa County, Oklahoma, being a sub-division of the Northeast Quarter (NE $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section Eight (8), Township 19 North, Range 13 East.

And the said parties of the second part as a further consideration and condition of this deed, assent and agree by acceptance thereof, as follows: that the lot or lots hereby conveyed shall not within a period of ten years from this date be used for any other than residence purposes; that no residence that shall cost less than \$3500.00 shall be built on

INTERNAL REVENUE

\$ 100

Collected