

WHEREAS said lease and all rights thereunder are now owned by the said Earl Tiffany and D. N. Tiffany;

NOW, THEREFORE, know all men by these presents, that the said Earl Tiffany and D. N. Tiffany do hereby cancel, release, relinquish and surrender all of their right, title and interest in and to the said oil and gas mining lease covering the above described land.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 15th day of April, 1925.

Earl Tiffany (Seal)

D. N. Tiffany (Seal)

State of Oklahoma,)
County of Tulsa.) ss.

On this 15th day of April, 1925, before me, a Notary Public in and for Tulsa County, State of Oklahoma, personally appeared Earl Tiffany and D. N. Tiffany, 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 hand and official seal the day and year last above written.

My commission expires May 27, 1925. (Seal)

Samuel H. Crossland, Notary Public.

Filed for record in Tulsa, Tulsa County, Oklahoma, April 21, 1925, at 1:30 o'clock P.M. and recorded in Book 493, Page 399.

By Brady Brown, Deputy. (Seal)

O. G. Weaver, County Clerk.

285140 C.M.J.

WARRANTY DEED.

KNOW ALL MEN BY THESE PRESENTS: That Jennie F. Brennan and E. J. Brennan, her husband, parties of the first part in consideration of the sum of One (\$1.00) Dollar and other valuable considerations in hand paid, the receipt of which is hereby acknowledged do hereby grant, bargain, sell and convey unto Robert W. Egan grantee, party of the second part, the following described real property and premises, situated in the City of Tulsa, State of Oklahoma, to-wit:

Lot One (1), Two (2) and Twenty Two (22) in Block Seven (7) in Bren-Rose Addition to the city of Tulsa, Oklahoma, according to the official plat thereof, duly recorded in the office of the County Clerk of Tulsa County, Oklahoma, together with all the improvements thereon and appurtenances thereunto belonging;

TO HAVE AND TO HOLD SAME AND WARRANT THE TITLE thereof unto the said party of the second part his heirs and assigns forever, free, clear, and discharged of and from all former grants, charges, taxes, judgments, mortgages and other liens and encumbrances of whatsoever nature; subject, however, to the following conditions, to be in force and effect for ten years from the date of the execution of this instrument; that the said premises shall not, nor shall any part thereof be used to erect or maintain thereon any duplex or apartment house, factory or business building nor any other non-private residential structure, except such incidental or subsidiary buildings as are ordinarily used on private residential premises; that no residence that shall cost less than \$7,000.00 including subsidiary buildings and improvements, shall be built on said premises hereby conveyed; that not more than one residence shall be built on any one of said lots; that no building or any part thereof except steps or entrance approach without roof shall be built or extend within 35 feet of the front line or closer than 20 feet of the side street line; and no garage, servant's house or other subsidiary buildings shall extend within 90 feet of the front line or within 20 feet of the side street line;

COMPARED BY
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Cancelled