

Filed for record in Tulsa County, Tulsa Oklahoma, Nov. 13, 1924 at 3:45 o'clock P. M. in Book 498, page 442

By Brady Brown, Deputy

(SEAL)

O. G. Weaver, County Clerk

498

271861 C.J.

CONTRACT FOR SALE OF REAL ESTATE

THIS AGREEMENT, made this First Day of October 1924, by and between Jas. J. Mullen, St. Louis, Mo. F. A. Singler, Agent, Party of the first part and J. W. Boecker party of the second part, witnesseth: That for and in consideration of Nine Hundred Dollars (\$900.00) receipt for One Hundred 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:

Lots forty five, forty six and forty seven (45-46-47) in Block forty six (46) West Tulsa Addition to the City of Tulsa, Oklahoma, according to the recorded plat thereof,

and the said first party agrees to perfect the title to said tract and furnish an abstract of the same showing perfected title within 15 days from the date hereof. Except: General tax for 1924 and sewer tax due December 15, 1924, and all taxes for years thereafter, 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 eight Hundred Dollars (\$800.00) shall be due and payable as follows: In cash,

and a failure on the part of the second party to make such payment within 15 days after delivery of abstract 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 30 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.

Jas. J. Mullen

F. A. Singler Gt.
Party of the First Part.

J. W. Boecker

Party of the Second part.

STATE OF OKLAHOMA,)
TULSA COUNTY.) ss.

Be It Remembered, That on this 13 day of November 1924, before me, a Notary Public in and for said County and State, personally appeared F. A. Singler Agent and J. W. Boecker 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 Dec. 27, 1926

(SEAL)

Anna A. Muster, Notary Public

Filed for record in Tulsa County, Tulsa Oklahoma, Nov. 13, 1924 at 11:00 o'clock A. M. in Book 498, page 443

By Brady Brown, Deputy

(SEAL)

O. G. Weaver, County Clerk

PS Jm