

CONTINUED

No 3506.

P. D. M.
P. L.
C. L.
C. D.
C. I.

I. E. Smiley

To

W. E. Halzell,

Warranty Deed with Relinquishment of Dower and Homestead.

This Indenture, made this 30 day of March, A. D. 1907, between I. E. Smiley, and Sara Smiley his wife, of the City of Tulsa, in the Western District of the Indian Territory, parties of the first part, and W. E. Halzell of Vinita, Indian Territory, party of the second part.

Witnesseth, That whereas the said parties of the first part, for and in consideration of the sum of Three thousand one hundred twenty-five (\$3125.00) Dollars, to them in hand paid by said W. E. Halzell the receipt whereby is hereby acknowledged, have sold, and by these presents do hereby give, grant, bargain, sell, convey and confirm unto the said party of the second part, his heirs and assigns, in fee simple, forever, all that tract or parcel of land, situated in the town of Tulsa, Creek Nation, Western District of the Indian Territory, according to the United States survey and official plat thereof, as made by the Creek Townsite Commission, and approved by the Secretary of the Interior of the United States, bound and described as follows, to-wit: An undivided one-half interest in and to Lots one and two (1 & 2) in Block One Hundred Twenty (120) in the town of Tulsa, Indian Territory.

Together with all and singular the privileges, improvements, tenements, hereditaments and appurtenances thereto belonging, or in any wise appertaining, with all the estate, title and interest of said parties of the first part therein.

The said parties, grantor, hereby covenant with the said party, grantee, that they are the lawful owners of the said parcel or tract of land; that the title thereof is in them; that they — seized of a good and indefeasible estate of inheritance therein, and have a lawful right to sell and convey the same, that there are no liens or mortgages on said property, of any kind or nature whatsoever.

And the said parties of the first part hereby covenant and agree with the said party of the second part, that they will, and their heirs, executors and administrators shall, forever warrant and defend the title to the said lands, against all lawful and equitable claims and demands whatsoever.

This deed is given in lieu of a deed given June 20th, 1903 and as a deed of correction to correct errors in said deed aforesaid.

And I, Sara Smiley, wife of the said I. E. Smiley for and in consideration of the said sum of money, and for divers and other good and valuable considerations do hereby release, relinquish and quit claim unto the said W. E. Halzell his heirs and assigns, all my rights, claims or dower, and my homestead or possibility of dower or homestead, in and to the aforesaid premises.

In Witness Whereof, the said parties of the first part have hereunto set