

GENERAL WARRANTY DEED

(Wife's Separate Property.)

19

THIS INDENTURE, made and entered into this _____ day of _____ one thousand, nine hundred and _____ by and between _____ and _____, her husband, both of _____, parties of the first part, and _____ of _____ party of the second part.

WITNESSETH: That the said parties of the first part, for and in consideration of the sum of _____ Dollars in hand paid, the receipt of which is hereby acknowledged, do hereby grant, bargain, sell, convey and confirm unto the said party of the second part, the following described real estate and premises situate in the Muskogee or Creek Nation, and within the limits of the Indian Territory, to-wit:

together with all the improvements thereon, and the appurtenances and immunities thereunto belonging or in any wise appertaining thereto.

To have and to hold the aforegranted premises to the said _____ and his heirs and successors, in fee simple forever; and we the said _____ for ourselves and our heirs, executors and administrators do covenant with the said _____ and his heirs successors and assigns that we are lawfully seized in fee of the aforegranted premises; that they are free from all incumbrances; that we have good right to sell and convey the same to the _____ as aforesaid; and that we will and our successors, heirs executors and administrators shall warrant and defend the same to the said _____ and his heirs, successors and assigns forever against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, the said parties of the first part have hereunto set our hands and seals the day and year first above written.
Witnesses:

[Seal]

[Seal]

[Seal]

ACKNOWLEDGMENT

UNITED STATES OF AMERICA, INDIAN TERRITORY, WESTERN JUDICIAL DISTRICT. ss.

BE IT REMEMBERED, That on this day came before me, the undersigned, a Notary Public, within and for the _____ Judicial District of the Indian Territory aforesaid, duly commissioned and acting as such _____, her husband, to me personally well known as the persons whose names appear upon the within and foregoing deed of conveyance, as the parties grantor, and stated that they had executed the same for the consideration and purposes therein mentioned and set forth, and I do hereby so certify.

And I further certify that on the same day also voluntarily appeared before me, the _____ wife of said _____ to me personally well known and in the absence of her said husband, declared that she had, of her own free will, executed said deed, and signed and sealed the relinquishment of dower and homestead in the foregoing deed for the consideration and purposes therein mentioned and set forth, without compulsion or undue influence of her said husband.

WITNESS my hand and seal as such Notary Public on this _____ day of _____ 190 _____

[Seal]

Notary Public.

My commission expires _____

Filed for Record _____

190 _____ at _____ o'clock, _____ M.

Deputy Clerk and Ex-Officio Recorder.