

This Indenture, Made this *22<sup>nd</sup>* day of *January* A. D. 19*18*, between *George A. Skinner and Vesta Skinner* of *Tulsa* County, in the State of Oklahoma, of the first part, and *Thomas O. Duncan* of *Tulsa* County, in the State of *Oklahoma* of the second part,

WITNESSETH, The said parties of the first part, in consideration of the sum of *One Thousand Two Hundred and Fifty (\$1250.00)* and *00* <sup>*00*</sup> *100* DOLLARS, the receipt whereof is hereby acknowledged, do hereby these presents Grant, Bargain, Sell and Convey unto the said party of the second part, *his* heirs and assigns, all of the following described real estate, situated in the County of *Tulsa* and State of Oklahoma, to-wit:

*The Southerly then (10) feet of Lot Two (2) and the Northerly Porty (40) feet and four (4) inches of lot 3 in block One Hundred Ninety three (193) in the City of Tulsa, Indian Territory, according to the official plat and survey thereon.*

TO HAVE AND TO HOLD THE SAME, Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, forever.

And said *George A. Skinner and Vesta Skinner* for *their* heirs, executors or administrators, do hereby covenant, promise and agree to and with said party of the second part, that at the delivery of these presents *they are* lawfully seized in *their* own right of an absolute and indefeasible estate of inheritance, in fee simple, of, in and to all and singular the above granted and described premises, with the appurtenances; that the same are free, clear, discharged and unincumbered of and from all former grants, titles, charges, judgments, taxes, assessments, and incumbrances of what nature and kind soever

and that *they* will warrant and forever defend the title to the same unto said party of the second part, *his* heirs and assigns, against said parties of the first part, *their* heirs, and all and every person whomsoever lawfully claiming or to claim the same.

IN WITNESS WHEREOF, The said parties of the first part ha *thereunto set* *their* hand *s*, the day and year first above written.

(Sign here)

*George A. Skinner*

*Vesta Skinner*

STATE OF OKLAHOMA,

*Tulsa* County. } ss.

BEFORE ME,

*C. W. Grimes*

a Notary Public

in and for said County and State, on this *22<sup>nd</sup>* day of *January* 19*18*, personally appeared *George A. Skinner* and *Vesta Skinner* of *Tulsa Oklahoma* 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.

(Seal)

My commission expires

*February 19<sup>th</sup> 1911.*

*C. W. Grimes*

Notary Public

This instrument was filed for Record on the *12* day of *Mar* A. D. 19*18*, at *5<sup>30</sup>* o'clock *P.* M.

By

Deputy.

(Seal)

*C. C. Walkey*

Register of Deeds.