

This Indenture, Made this Eighth day of January A. D. 1925, between Frank L. Townsend and Pauline Townsend, said Pauline Townsend being the wife of said Frank L. Townsend of Tulsa, Tulsa County, in the State of Oklahoma, of the first part, and

Cephas R. McEwen

of the second part,

WITNESSETH, The said part is of the first part, in consideration of the sum of

Twenty five hundred

and no DOLLARS,

the receipt whereof is hereby acknowledged, do by these presents Grant, Bargain, Sell and Convey unto the said part of 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: Parcel of Lots one (1) and two (2)

in Block Three (3) in the town of Tulsa, Okla. according to the official plat and survey thereof and more particularly described as beginning at the north-easterly corner of Lot Two (2) in Block Three (3) and thence in a southerly direction along the easterly line thereof, a distance of 22 feet, thence in a southerly direction and parallel with the southerly line of said Lot 2 a distance of 140 feet, more or less, to the alley thence in a northerly direction along the easterly line of said alley a distance of 40 feet thence in an easterly direction and continuing 140 feet more or less to the front line of said Lot 1, or Chesapeake Avenue thence southerly along the easterly line of Lot 1 parallel with the southerly line of Lot 1 in said Block Three (3), a distance of 18 feet, more or less, to the place of beginning.

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

And said Frank L. Townsend and Pauline Townsend for themselves their heirs, executors or administrators, do hereby covenant, promise and agree to and with said part of 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 except two mortgages of \$1000.00 and \$175.00 to Birmingham Co. due Sept 1, 1912 and Sept 1, 1919 and that they will warrant and forever defend the title to the same unto said part of of the second part, his heirs and assigns, against said part of of the first part, their heirs, and all and every person whomsoever lawfully claiming or to claim the same.

IN WITNESS WHEREOF, The said part is of the first part has hereunto set their hands, the day and year first above written.

(Sign here)

Frank L. Townsend
Pauline Townsend

STATE OF OKLAHOMA,

Tulsa

County.

BEFORE ME,

John D. Walkley

Notary Public

in and for said County and State, on this 8th day of January, 1925,

personally appeared Frank L. Townsend and Pauline Townsend, said Pauline Townsend and being wife of said Frank L. Townsend to me known to be the identical person 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.

My commission expires

Nov. 29, 1911

(Seal)

John D. Walkley

Notary Public

This instrument was filed for Record on the

day of

Jan

A. D. 1925, at

2:55

o'clock

P.

M.

By

Deputy

(Seal)

H. D. Walkley

Register of Deeds.