

This Indenture, Made this 10 day of April A. D. 1908, between J. J. Culbertson and Emily Culbertson, husband and wife of Texas County, in the State of Oklahoma, of the first part, and Walter J. Fearn of Enfaucla, Oklahoma of the second part,

WITNESSETH, The said part ice of the first part, in consideration of the sum of One thousand two hundred (\$1200.00) and 100 DOLLARS, the receipt whereof is hereby acknowledged, do by these presents Grant, Bargain, Sell and Convey unto the said part y 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 southwest quarter of the northeast quarter of section seventeen (17) township sixteen (16) north, and range thirteen (13) east, containing 40 acres more or less according to the United States Survey thereof,

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 J. J. Culbertson and Emily Culbertson for our heirs, executors or administrators, do hereby covenant, promise and agree to and with said part y of the second part, that at the delivery of these presents ice lawfully seized in our 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 ice will warrant and forever defend the title to the same unto said part y of the second part, his heirs and assigns, against said part ice 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 ice of the first part has hereunto set their hands, the day and year first above written.

(Sign here)

J. J. Culbertson
Emily Culbertson

STATE OF Oklahoma,
County of Sayre } ss. BEFORE ME, Walter Brooke Notary Public
in and for said County and State, on this 10 day of April 1908
personally appeared J. J. Culbertson
and Emily Culbertson, his wife to me known to be the identical person ice 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. Witness my hand Walter Brooke
officially this 10 day of April 1908
My commission expires June 1, 1909 (Seal) Walter Brooke

This instrument was filed for Record on the 15 day of Apr A. D. 1908 at 5 o'clock a. M.

By

Deputy

(Seal)

H. H. Talley

Register of Deeds.

notary's signature not plain