

This Indenture, Made this 17th day of January A. D. 1905, between Austin Cowan and Nettie Cowan husband and wife of Tulsa County, in the State of Oklahoma, of the first part, and A. C. Castello and Fred Buskey of the second part,

WITNESSETH, The said part ies of the first part, in consideration of the sum of One and 1/10 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 east half of the northwest quarter (E 1/2 NW 1/4) and lot number two (2) of section number seven (7) of Township, number nineteen (19) north and range number fourteen (14) east of the Indian Base & Meridian

Subject however to a mortgage indebtedness now on said land in the total sum of Two thousand two hundred dollars and interest to date and an agricultural lease to one J. O. Riskey recorded in Book 48 Page 14 of the records at Wagoner Okla.

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 Austin Cowan and Nettie Cowan for them 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 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 part y of the second part, his heirs and assigns, against said part ies 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 ies of the first part have hereunto set their hands, the day and year first above written.

(Sign here)

Austin Cowan
Nettie Cowan

STATE OF OKLAHOMA, } ss. BEFORE ME, Notary Public
Tulsa County, in and for said County and State, on this 17th day of January, 1905, personally appeared Austin Cowan and Nettie Cowan husband & wife 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.

My commission expires April 9/1905 (expired)

W. P. Fisher
Notary Public

This instrument was filed for Record on the 17 day of Jan, A. D. 1905, at 5:30 o'clock a. M.

By Deputy (Seal) A. C. Castello Register of Deeds.