

70.1346  
GENERAL WARRANTY DEEDSmith  
(3-8-57)

THIS INDENTURE, Made and entered into this 27th day of August, one thousand nine hundred and 21st, by and between Charlie A. Sparks and Kate Sparks, his wife, of Nowata, Ind. Ter. part is of the first part, and J. A. Keltner, of Collinsville, Ind. Ter., part of the second part;

WITNESSETH, That the said parties of the first part, for and in consideration of the sum of Two Hundred and twenty five (\$225.00) DOLLARS, in hand paid, the receipt of which is hereby acknowledged, do hereby grant, bargain, sell, convey and confirm unto the said part of the second part the following described real estate and premises situated in the Cherokee Creek Nation, and within the limits of the Indian Territory, to-wit:

Lots Numbered Four (4), Five (5), Six (6), Seven (7) and Eight (8) in Block Numbered Eighty-nine (89) in the incorporated town of Collinsville, in the Cherokee Nation, Indian Territory, according to the Government survey and plat thereof.

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 J. A. Keltner and his heirs and successors in fee simple forever; and the said Charlie A. Sparks for myself and my heirs, executors and administrators do covenant with the said J. A. Keltner and his heirs, successors and assigns, that I am lawfully seized in fee of the aforegranted premises; that they are free from all incumbrances, that I have good right to sell and convey the same to said J. A. Keltner as aforesaid; and that I will and my heirs, executors and administrators shall warrant and defend the same to the said J. A. Keltner and his heirs, successors and assigns forever against the lawful claims and demands of all persons. And for the consideration of five hundred and for divers other good and valuable considerations, I, Kate Sparks, wife of the said Charlie A. Sparks, do hereby release and relinquish unto the said J. A. Keltner, his heirs and assigns all my right, claim or possibility of dower, in and out of the aforegranted premises.

IN WITNESS WHEREOF, the said part is of the first part hereunto set their hand and seal the day and year first above written.

Witnesses:

Waste Charlie A. Sparks (SEAL)  
Waste Kate Sparks (SEAL)  
(SEAL)

UNITED STATES OF AMERICA,  
INDIAN TERRITORY,  
Northern District.

BE IT REMEMBERED, That on this day came before me, the undersigned, a Notary Public within and for the Northern District of the Indian Territory aforesaid, duly commissioned and acting as such, Charlie A. Sparks

to me personally well known as the person whose name appears in the within and foregoing deed of conveyance, as one of the parties granting, and stated that he 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 said Kate Sparks, wife of said Charlie A. Sparks, to me well known to be the person whose name appears upon the within and foregoing deed of conveyance, 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 contained and set forth, without compulsion or undue influence of her said husband.

WITNESS, My hand and seal as such Notary Public, on this 27th day of August, 1906.

(SEAL) Northern District, Ind. Ter.

My commission expires Nov. 18th, 1908.

W. J. Campbell Notary Public.

Filed for record Oct. 24, 1906, at 1 o'clock A. M.

Oliver Lorton  
Attorney at Law & Co. Office, Parsons, Kan.