

GENERAL WARRANTY DEED RECORD NO. 400

200572 GH

The News-Dispatch Print & Audit Co., Shawnee, Okla.

COMPARED

191

THIS INDENTURE, Made this 19th day of May A. D., 1922, between

L. Cohen and Clarissa L. Cohen his wife,

of Tulsa County, in the State of Oklahoma, party of the first part, and

T. J. Thurman

party of the second part.

WITNESSETH: That in consideration of the sum of One dollar & Other valuable

considerations

DOLLARS,

the receipt whereof is hereby acknowledged, said parties of the first part, do by these presents, grant, bargain, sell and convey unto said party of the second part, his heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

The West Seventy (70) feet of Lot Five (5) Block Two (2) in the Second Oak Grove Addition and the East Five (5) feet of the vacated Cincinnati Avenue adjoining said Lot on the West to the city of Tulsa, Oklahoma according to the recorded plat thereof.

This deed given to correct a certain Warranty deed dated May, 1, 1922 and filed for record on May 10, 1922 and recorded in Book 400 38 of the Tulsa County records in which the description of above described property was in error.

INTERNAL REVENUE

\$ None

Cancelled

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

And said L. Cohen and Clarissa L. Cohen his wife 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 that they lawfully seized in their own right of an absolute and indefeasible estate of inheritance in fee simple, of and in all and singular the above granted and described premises, with the appurtenances; that the same are free, clear and discharged and unincumbered of and from all former and other grants, titles, charges, estates, judgments, taxes and assessments and incumbrances of whatsoever nature and kind, EXCEPT

A certain first mortgage of \$2500.00 in favor of the Midland Savings and Loan Company, of Denver Colorado as shown of record An easement across the lot for sewer purposes as shown of record, and special assessment not yet due.

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

IN WITNESS WHEREOF, The said parties of the first part have hereunto set their hand, the day and year first above written.

L. C. Cohen

Clarissa L. Cohen

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, E. Hunter Stagg, a Notary Public in and for said County and State on this 20th

day of May 1922, personally appeared

L. C. Cohen

and Clarissa L. Cohen his 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.

Witness my hand and the official seal the day and year last above written.

May 13, 1923

(SEAL) E. Hunter Stagg

Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record, this the 22nd day of May 1922 at 9:10 o'clock A. M.

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Chas. Haley

Deputy.

(SEAL) O. D. Lawson

County Clerk.