

GENERAL WARRANTY DEED RECORD NO. 400

COMPARED 37

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The New Dispatch Print & Audit Co., Shawnee, Okla.

THIS INDENTURE, Made this 2nd day of May, A. D., 1922, between

D. N. Rupard and Mary T. Rupard husband and wife

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

B. C. Shepherd

party of the second part.

WITNESSETH: That in consideration of the sum of \$1.00 One dollar and other good and

valuable considerations

DOLLARS,

the receipt whereof is hereby acknowledged, said party 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:

All of Lot Numbered One (1) in Block Numbered Seventeen (17)
of the original plat of the town now city of Sand Springs,
Tulsa County, State of Oklahoma, according to the official recorded
survey thereof.

INTERNAL REVENUE
\$1.00
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 D. N. Rupard and Mary T. Rupard husband and 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 are 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

the reservations and restrictions as set forth in the deed made by Chas. Page and also excepting a mortgage made to Mr. Brown of Cherryvale Kansas for such part thereof not exceeding One Thousand dollars (\$1000.00)

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.

D. N. Rupard

Mary T. Rupard

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, the undersigned, a Notary Public in and for said County and State on this 2nd

day of May, 1922, personally appeared

D. N. Rupard

and Mary T. Rupard husband and 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.

My commission expires Feb 21st 1923 (SEAL) Art Stanton Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record, this the 10th day of May, 1922, at 3:00 o'clock P. M.

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(SEAL) C. D. Lawson

Chas. Halay Deputy County Clerk.