

WARRANTY DEED RECORD No. 414

207434 GH

COMPARED

This Indenture, Made this 25th day of August A. D. 1922 between
C. H. Nicholson and Carrie H. Nicholson his wife,
Tulsa
 of _____ County, in the State of Oklahoma, party of the first part and
Charles H. Nicholson Jr. party of the second part.

Witnesseth: That in consideration of the sum of Fifteen Hundred dollars
158 DOLLARS,
 the receipt whereof is hereby acknowledged, said part 158 of the first part do by these presents grant, bargain, sell and convey unto said part 158
 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 East Forty (40) feet of Lot Thirteen (13) and the
 West Ten (10) feet of Lot Twelve (12) all in Block
 Two (2) In Maple Park Addition to the city of Tulsa,
 Oklahoma according to the recorded plat thereof.

INTERNAL REVENUE
 \$ / \$
 Cancellation

To Have And To Hold The Same, Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise
 appertaining, forever.

And said C. H. Nicholson and Carrie H. Nicholson their
 heirs, executors or administrators, do hereby covenant, promise and agree to and with said part 158 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, judgment
 taxes and assessments and incumbrances of whatsoever nature and kind, EXCEPT.

Any taxes and special assessments subsequent to the year 1921.

and that they will warrant and forever defend the same unto the said part 158 of the second part his heirs and assigns
 against said part 158 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 part 158 of the first part have hereunto set their hands the day and year first above written

C. H. Nicholson

Carrie H. Nicholson

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, the undersigned _____ a Notary Public, in and for said County and State on this 26th
 day of August 1922, personally appeared _____

C. H. Nicholson and Carrie H. Nicholson 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 official seal the day and year last above written.

My commission expires July 21- 1925

(SEAL) W. T. Bennett

Notary Public.

STATE OF OKLAHOMA, Tulsa, County, ss.

Filed for record this 28th day of Aug. 1922 at 9:10 o'clock A. M.
Book 414 page 88
F. E. Dickson Deputy. (SEAL) O. D. Lawson County Clerk.