

209430 GH

WARRANTY DEED RECORD No. 414

This Indenture, Made this 22nd day of September, A. D. 192 2, between A.L. Martin and Flossie M. Martin husband and wife,

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

Frank W. Ross party of the second part.

Witnesseth: That in consideration of the sum of one and no/100 dollars and other valuable considerations

the receipt whereof is hereby acknowledged, said part ies of the first part do by these presents grant, bargain, sell and convey unto said part y 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 North Forty (40) feet of Lot seven (7) in
Block One (1) Maywood Addition to the city of Tulsa
Oklahoma according to the recorded plat thereof.

INTERNAL REVENUE
\$ 3.25
Cancelled

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 A.L. Martin and Flossie M. Martin husband and wife for themselves their 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 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

Taxes of every nature whatsoever not now due and payable and a certain mortgage to J.C. Anthony dated August 1st 1922 in the sum of \$3500.00 due August 1st 1925, which Frank W. Ross and Maude Rose assume and agree to pay.

and that they will warrant and forever defend the same unto the said part y of the second part his heirs and assigns against said part y 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 ies of the first part ha ve hereunto set their hand s the day and year first above written

A.L. Martin

Flossie M. Martin

Tulsa County, ss.

Before me B.M. Grotkop a Notary Public, in and for said County and State on this 22nd

day of September, 192 2, personally appeared

A.L. Martin and Flossie M. Martin husband and wife,

to me known to be the identical person s 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 October 4, 1924 (SEAL) B.M. Grotkop Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 23rd day of Sept., 192 2, at 11:50 o'clock A. M.

F. Delman Book 414 page 361 Deputy. (SEAL) O.D. Lawson County Clerk.