

COMPARED

WARRANTY DEED RECORD NO. 429

311

216870 GH

The New Britain Trust & Safe Co., Chicago, Ill.

This Indenture, Made this 14th day of December, A. D., 1922, between Ben F. Finney and Viola B. Finney his wife, of Tulsa County, in the State of Oklahoma, party of the first part and Ralph W. Garrett Philips Dates party of the second part.

Witnesseth: That in consideration of the sum of One dollar and other good and valuable considerations, the receipt whereof is hereby acknowledged, said part of the first part do by these presents grant, bargain, sell and convey unto said part 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 Seven (7) in Block Line (9) in East Lynn Addition to the city of Tulsa Oklahoma, according to the recorded plat thereof.

INTERNAL REVENUE
\$ 3.52
Cash

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 Ben F. Finney and Viola B. Finney his wife for themselves their heirs, executors or administrators, do hereby covenant, promise and agree to and with said part 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

1922 taxes and unmatured special assessments.

and that they will warrant and forever defend the same unto the said part of the second part their heirs and assigns against said part 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 of the first part has hereunto set their hand the day and year first above written.

Ben F. Finney

Viola B. Finney

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, William R. Kerr, a Notary Public, in and for said County and State on this 14th day of December, 1922, personally appeared

Ben F. Finney and Viola B. Finney his wife,

to me known to be the identical person 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 Nov. 25, 1923 (S.M.) William R. Kerr Notary Public

STATE OF OKLAHOMA, Tulsa County, ss. Filed for record this 19th day of Dec., 1922, at 1:00 o'clock P.M.

Book No. 429, Page No. 311 (S.M.) O. J. Lawson County Clerk. E. Delran Deputy.