

COMPARED

218994 GH

WARRANTY DEED RECORD NO. 436

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This Indenture, Made this 12th day of January, A. D., 1923, between
A.L.Martin and Flossie M.Martin his wife,
of Tulsa County, in the State of Oklahoma, party of the first part and
J.W. Huff party of the second part.

Witnesseth: That in consideration of the sum of Eighty Four Hundred & no/100 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:

The South Thirty One feet (31) of
Lot Seven (7) and North Ten feet (10)
of Lot Eight (8) Block One (1) in the Maywood
Addition to the city of Tulsa Tulsa County,
Oklahoma, according to the recorded plat thereof.

INTERNAL RECORD
5-10-23

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 for themselves 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.

One first mortgage made to the Mortgage Bond Company, of New York, for \$3600.00 with interest at 8% per annum, payable semi-annually, which the said J.W. Huff agrees to assume and pay, according to the terms of the note payable \$200.00 each year on the principal for 4 years balance in 5 years as described in the herein mentioned mortgage, Also except any unmatured special assessments.

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 party of the first part have hereunto set their hand the day and year first above written.

A.L.Martin

Flossie M.Martin

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, Harry L. Jenkins

a Notary Public, in and for said County and State on this 12th

day of January, 1923, personally appeared

A.L.Martin

and Flossie M.Martin 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 August 19th 1926

(SEAL) Harry L. Jenkins Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 13th day of Jan., 1923, at 11:00 o'clock A.M.

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(SEAL) O.G. Weaver County Clerk.

Brady Brown Deputy.