

COMPALED

WARRANTY DEED RECORD NO. 436

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This Indenture, Made this 23rd day of January, A. D., 192 3, between
M. P. Baker, a single woman,
of Tulsa County, in the State of Oklahoma, party of the first part and Charles E. Dent
party of the second part.

Witnesseth: That in consideration of the sum of One (\$1.00) Dollar and other valuable considerations
the receipt whereof is hereby acknowledged, said part y of the first part do SS 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:

Lots Eleven (11) and Twelve (12) in
Block Ten (10) in Highlands First Addition
to the City of Tulsa, Oklahoma according
to the recorded plat thereof.

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 M. P. Baker her
heirs, executors or administrators, do SS hereby covenant, promise and agree to and with said part y of the second part that at the delivery of these
presents that she is lawfully seized in her
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 ap-
purtenances; 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.

and that she will warrant and forever defend the same unto the said part y of the second part his heirs and assigns
against said part of the first part, her heirs and assigns, and all and every person or persons whomsoever, lawfully claiming or
to claim the same.

In Witness Whereof, The said part y of the first part ha SS hereunto set her hand the day and year first above written.

M. P. Baker

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, Carolina Baker a Notary Public, in and for said County and State on this 23rd
day of January, 192 3, personally appeared M. P. Baker

to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that she

executed the same as her 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 Oct. 31. 1923 (SEAL) Carolina Baker Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 31st day of Jan, 192 3, at 3.00 o'clock P.M.

Book No. 436, Page No. 267 (SEAL) O. G. Henner County Clerk.

Brady Brown Deputy.