

WARRANTY DEED
#221367 NS

WARRANTY DEED RECORD NO. 436

This Indenture, Made this 20th day of January, A. D., 1923, between

C. R. Teel, a single man,

of Tulsa, County, in the State of Oklahoma, ~~XXXX~~ of the first part and

Maude B. Evans,

~~XXXX~~ of the second part.

Witnesseth: That in consideration of the sum of

Five Thousand and no/100 -

Dollars

the receipt whereof is hereby acknowledged, said part ~~Y~~ of the first part do ~~CS~~ 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 East Fifty feet (50) of Lot Twenty-four (24)
of Central Place Sub-division of part of the South-
west (1) Quarter of the Southeast (1) Quarter of
Section Six (6), Township Nineteen (19) North, Range
Thirteen (13) East.

INTERNAL DEPARTMENT
\$ 5.00
Comptroller

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. R. Teel, ~~he~~ hereby covenant, promise and agree to and with said party of the second part that at the delivery of these presents ~~he~~ is lawfully seized in ~~his~~ 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.

As part of above consideration, party of the second part assumes
a first mortgage of \$2000.00 in favor of Sophronia E. Schmidt as
guardian of Karl Desmon Schmidt, and a second mortgage of \$1800.00
in favor of K. E. Helm.

and that ~~he~~ will warrant and forever defend the same unto the said party of the second part ~~her~~ heirs and assigns against said party of the first part, ~~his~~ 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 has ~~S~~ hereunto set ~~his~~ hand and seal the day and year first above written.

C. R. Teel

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this 20th day of January, 1923, personally appeared C. R. Teel, a single man,

~~and~~

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

executed the same as ~~his~~ free and voluntary act and deed for the uses and purposes therein set forth.

Given under

My commission expires Feb. 14, 1925. (SEAL) Chas. A. Myers, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this 9 day of Feby., 1923, at 11: o'clock, A. M.

Book No. 436, Page No. 430 (SEAL) O. G. Weaver, County Clerk.

Brady Brown, Deputy.