

WARRANTY DEED RECORD NO. 436

223041 C.M.J. 15th day of February, A. D., 1923, between
 This indenture, Made this
 Middleton J. Hickey and Nellie F. Hickey, his wife,
 of Tulsa County, in the State of Oklahoma, party of the first part and
 Ed. Baker, a single man, party of the second part.
 Witnesseth: That in consideration of the sum of Fifteen Thousand Three Hundred Ninety-three Dollars
 and Eighty-nine Cents (\$15393.89) DOLLARS,
 the receipt whereof is hereby acknowledged, said part 1st of the first part do by these presents grant, bargain, sell and convey unto said part 2nd
 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:

Southeast Quarter (SE¹) Section Twenty-five (25)
 Township Seventeen (17) North, Range Thirteen
 (13) East in Tulsa County, Oklahoma.

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 Middleton J. Hickey and Nellie F. Hickey, his wife, --
 heirs, executors or administrators, do hereby covenant, promise and agree to and with said part 2nd of the second part that at the delivery of these
 presents lawfully seized in
 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.

any valid existing oil and gas leases on this land and
 any valid oil and gas reservations on this land.

and that they will warrant and forever defend the same unto the said part 2nd of the second part his heirs and assigns
 against said part 1st 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 parties of the first part have hereunto set their hand, the day and year first above written.

Middleton J. Hickey

Nellie F. Hickey

Tulsa
 STATE OF OKLAHOMA, County, ss.

Before me, J. A. Lowman, a Notary Public, in and for said County and State on this 15

day of Feb. 1923, personally appeared

Middleton J. Hickey and Nellie F. Hickey, his wife.

to me known to be the identical persons who executed the within and foregoing instrument and acknowledged to me that they

their

executed the same as 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.

In Witness Whereof I have hereunto set my official signature and affixed my notarial
 seal the day and year last above written. J. A. Lowman, Notary Public.
 My commission expires Nov. 22, 1925 (Seal)

(STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 16 day of Feb. 1923, at 3:40 o'clock P. M.

Book No. 436, Page No. 549 (Seal) O. C. Weaver, County Clerk.

Brady Brown,

Deputy.