

This Indenture, Made this 28th day of February, A. D., 1923, between B.E. Capps and Hazel F. Capps, his wife, and J.P. Flanagan and Lee Flanagan, his wife, of Tulsa, County, in the State of Oklahoma, ~~parties~~ of the first part and A. Faltinson, ~~party~~ of the second part.

Witnesseth: That in consideration of the sum of One and no/100 - - - and other valuable considerations, - - - DOLLARS, the receipt whereof is hereby acknowledged, said part Y. of the the first part do ~~SA~~ 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:

Southeast quarter (SE¹/₄) of the Southeast Quarter (SE¹/₄) and Southwest Quarter (SW¹/₄) of the Northeast Quarter (NE¹/₄) of the Southeast Quarter (SE¹/₄) of Section Eleven (11), Township Twenty-one (21), N. Range Thirteen (13) East, containing 50 acres more or less.

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 B.E. Capps and Hazel F. Capps and J. P. Flanagan and Lee Flanagan, for themselves, their heirs, executors or administrators, do ~~SA~~ hereby covenant, promise and agree to and with said part Y. of the second part that at the delivery of these presents 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.

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and that they will warrant and forever defend the same unto the said part Y. of the second part his heirs and assigns against said parties 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 122 of the first part have hereunto set their hand & the day and year first above written.

B.E. Capps,

Hazel F. Capps,

J.P. Flanagan

Lee Flanagan,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this 28th day of February, 1923, personally appeared B.E. Capps and Hazel F. Capps, his wife, and J.P. Flanagan and Lee Flanagan, his wife, and to me known to be the identical person ~~S~~ 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.

Given under my hand and official seal the day and year last above written.
Given under/ Mar. 1, 1923. (SEAL) A.B. Foster, Notary Public.
My commission expires

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this 6th day of March, 1923, at 3: o'clock P.M.
Book No. 437, Page No. 181 (SEAL) O.G. Weaver, County Clerk.
Brady Brown, Deputy.