

WARRANTY DEED RECORD NO. 437

#223985 NS

This Indenture, Made this 8th day of March, A. D., 1923, between Wm. Ohler, surviving husband and heir at law of Mae Ohler, deceased, and Ardele Ohler, the present wife of said Wm. Ohler, of Tulsa County, in the State of Oklahoma, party of the first part and Charles Flory, party of the second part.

Witnesseth: That in consideration of the sum of Three Hundred Fifty & No/100 (\$350.00) DOLLARS, the receipt whereof is hereby acknowledged, said parties of the first part do hereby 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:

An undivided one-third (1/3) interest in and to the West Thirty (30) feet of Lot Seven (7) in Bailey's Addition to the Town of Sperry, 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 Wm. Ohler and Ardele Ohler, for themselves and for 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.

(No Exceptions,)

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

Wm. Ohler,

Ardele Ohler,

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, Joe Hershbarger, a Notary Public, in and for said County and State on this 8th day of March, 1923, personally appeared Wm. Ohler and Ardele Ohler, his wife,

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

executed the same 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 Aug. 12th, 1926. (SEAL) Joe Hershbarger, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 9 day of March, 1923, at 2:10 o'clock P. M.

Book No. 437, Page No. 263 (SEAL) C. C. Weaver, County Clerk.

Brady Brown, Deputy.