

#224901 NS

WARRANTY DEED RECORD NO. 437

This Indenture, Made this 14th day of March, A. D., 192 3, between
M. L. McCune and wife Elizabeth G. McCune,
of Tulsa, County, in the State of Oklahoma, ~~xxx~~ of the first part and
Lida Virginia Dickson, ~~xxx~~ of the second part.
Witnesseth: That in consideration of the sum of Ten Dollars and other good and valuable considerations,
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 her heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

All of Lot Seven (7) Block Four (4) of Ridgewood
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 parties of the first part for themselves and for their
heirs, executors or administrators, do hereby covenant, promise and agree to and with said part 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 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.

Special assessments hereafter to mature.

and that they will warrant and forever defend the same unto the said part Y of the second part her 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 part 1st of the first part ha Y hereunto set their hand the day and year first above written.

M. L. McCune

Elizabeth G. McCune,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this 17th

day of March, 192 3, personally appeared M. L. McCune and Elizabeth G. McCune,

his wife, ~~xxx~~

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.
xxxxxx my hand and official seal the day and year last above written.

Given under/
My commission expires Nov. 3rd, 1926. (SEAL) Peter Rench, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 19 day of Mar., 192 3, at 2 o'clock P. M.

Book No. 437, Page No. 419 (SEAL) O. G. Weaver, County Clerk.

Brady Brown, Deputy.