

#224902 NS

WARRANTY DEED RECORD NO. 437

This Indenture, Made this second day of March, A. D., 1923, betweenLutie Stinson, an unmarried woman,of Tulsa County, in the State of Oklahoma, ~~part~~ of the first part andJohn C. Pinion of the second part.Witnesseth: That in consideration of the sum of Other valuable considerations and the sum ofone Dollar (\$1.00) DOLLARS, the receipt whereof is hereby acknowledged, said part y of the first part do es 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:

Lot Numbered Eight (8) in Block Numbered Two (2)
in Highlands Second Addition to Tulsa, according
to the plat thereof recorded in the office of the
Register of Deeds for said County in Book 22, of
Miscellaneous Records at Page 671.

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 Lutie Stinson, her
heirs, executors or administrators, do hereby covenant, promise and agree to and with said part y of the second part that at the delivery of these presents that 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 to all taxes which may have been levied or assessed against said premises since the 15th day of January 1916, and except as to any incumbrances or liens which may have accrued against said property since the last mentioned date by or through the act or neglect of the party of the second part.

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 part y of the first part, her heirs and assigns, and all and every person or persons whomsoever, lawfully claiming or to claim the same.

In Witness Whereof, The said part y of the first part has hereto set her hand the day and year first above written.Lutie Stinson an unmarried woman,STATE OF OKLAHOMA, Tulsa County, ss.Before me, Cal Arnold a Notary Public, in and for said County and State on this 2ndday of March 1923, personally appeared Lutie Stinson, an unmarried woman,

and

to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that sheexecuted the same as her 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 April 9, 1924. (SEAL) Cal Arnold, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 19 day of Mar., 1923, at 2; o'clock P. M.Book No. 437, Page No. 420 (SEAL) O.G. Weaver, County Clerk.Brady Brown, Deputy.