

This Indenture, Made this 26th day of February, A. D., 1923, between
Mollie Beren and J. Beren, her husband,
of Tulsa, County, in the State of Oklahoma, party of the first part and
Mary Ellen Fallett, party of the second part.
Witnesseth: That in consideration of the sum of (\$13,000.00) Thirteen Thousand and No/100
DOLLARS,
the receipt whereof is hereby acknowledged, said party of the first part do hereby these presents grant, bargain, sell and convey unto said party of the second part their heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

Lot Four (4) in Block Six (6) in Kirkwood Place
Addition to the City of Tulsa, Tulsa County,
Oklahoma, according to the recorded plat thereof.

INTERNAL REVENUE
\$ 6.50
Cancelled

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 Mollie Beren and J. Beren her husband, 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.

First Mortgage to The Mortgage-Bond Company of New York
A corporation, Given to secure the principal sum of \$6500.00
according to the terms and conditions of the one promissory
note, Dated November 6th, 1922, and payable December, 1st,
1925, with interest thereon from date at the rate of 8% per
annum, payable semi-annually.

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

Mollie Beren

J. Beren,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, G. Renfro, a Notary Public, in and for said County and State on this 26th
day of February 1923, personally appeared Mollie Beren and J. Beren, her
husband, xxxx

to me known to be the identical person 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.

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

My commission expires February 20th, 1924. (SEAL) G. Renfro Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 26 day of Feb. 1923, at 3:30 o'clock P. M.

Book No. 437, Page No. 46 (SEAL) O. G. Weaver, County Clerk.

Brady Brown, Deputy.