

COMPARED

#225165 NS

WARRANTY DEED RECORD NO. 437

This Indenture, Made this 20th day of February, A. D. 192 3 between
Joseph E. Blair and Alice M. Blair, his wife, and John T. Blair and Teresa M. Blair,
 his wife,
 of Tulsa, County, in the State of Oklahoma, ~~xxx~~ of the first part and
James R. Higgins, ~~xxx~~ of the second part.

Witnesseth: That in consideration of the sum of Sixteen Hundred and 00/100 DOLLARS,
 the receipt whereof is hereby acknowledged, said parties of the first part do 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:

East Twenty (20) feet of Lot Seven (7) Block
 One (1) Maple Heights Addition to the City
 of Tulsa, Oklahoma, according to the recorded
 plat thereof.

INTERNAL REVENUE
\$ 2.00
 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 Joseph E. Blair and Alice M. Blair, John T. Blair and Teresa M. Blair, 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 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 and general taxes falling due after this date.

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 parties of the first part ha ve hereunto set their hand the day and year first above written.

Joseph E. Blair
Alice M. Blair
John T. Blair
Teresa M. Blair.

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this 21st
 day of February 192 3, personally appeared Joseph E. Blair and Alice M. Blair, his
wife, and John T. Blair and Teresa M. Blair, 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 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.
 Given under/
 My commission expires Nov. 28th, 1925. (SEAL) J. P. Byrd Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 21 day of Feb. 192 3, at 11:40 o'clock A. M.
 Book No. 437, Page No. 466 (SEAL) O. G. Weaver, County Clerk.
Brady Brown, Deputy.