

#222917 NS

## WARRANTY DEED RECORD NO. 437

This Indenture, Made this 23d day of February, A. D., 192 3, between  
Tennessee Ficklen (a widow)  
of Tulsa, County, in the State of Oklahoma, ~~xxx~~ of the first part and  
C. O. Mayfield and May Mayfield, ~~xxx~~ of the second part.  
Witnesseth: That in consideration of the sum of Thirty - Seven Hundred and Fifty Dollars,  
(\$3750.00) ~~DOLLARS~~  
the receipt whereof is hereby acknowledged, said part M of the the first part do es by these presents grant, bargain, sell and convey unto said part ies  
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:

the East Fifty feet (E 50') of Lot Twelve  
(12), Block Two (2) in Grandview Addition  
to the City of Tulsa,

RECORDED IN DEEDS  
200  
320000

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 Tennessee Ficklen, (a widow), her heirs, executors or administrators, do es hereby covenant, promise and agree to and with said part ies of the second part that at the delivery of these presents that she is lawfully seized in her 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 of whatsoever nature and kind, EXCEPT.

A certain Two Thousand Dollar (\$2000.00) mortgage dated February 24, 1922 in favor of Barbara Lincoln; said Mortgage covering all of Lot Twelve (12, Block Two (2) in Grandview Addition, which entire Mortgage grantee assumes and agrees to pay as part of the purchase price,

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

Tennessee Ficklen

Witnesses;  
C.D. Coggeshall,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this 24th day of February, 192 3, personally appeared Tennessee Ficklen (a widow)  
and

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

executed the same as her free and voluntary act and deed for the uses and purposes therein set forth.  
Given under my hand and of my seal the day and year last above written.

My commission expires May 8, 1923. (SEAL) C.D. Coggeshall, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 27 day of Feby, 192 3, at 11 o'clock P. M.

Book No. 437, Page No. 54 (SEAL) O.C. Weaver, County Clerk.

Brady Brown, Deputy.