

## WARRANTY DEED RECORD NO. 437

#226254 NS

This Indenture, Made this 31st day of March, A. D., 1923, between  
J. Lyons and Mayme Lyons, his wife, L. Lyons and Nixie Lyons, his wife, and Alva J. Niles and Ethel M. Niles, his wife,  
of Tulsa, County, in the State of Oklahoma, ~~part~~ of the first part and  
Frank C. Giddings, ~~part~~ of the second part.  
said parties of the first part,  
Witnesseth: That in consideration of the sum of Forty Thousand, and no/100 DOLLARS,  
the receipt whereof is hereby acknowledged, ~~and do hereby~~ by these presents grant, bargain, sell and convey unto said party Y  
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:

Lots numbered Nineteen (19) Twenty (20) Twenty-one (21)  
Twenty-Two (22), Twenty-three (23), and Twenty-four (24),  
in "Church Subdivision" of Block One Hundred Fifteen (115)  
in the Original Town, (now City) of Tulsa, according to  
the recorded plat thereof.

INTERNAL REVENUE  
40.00  
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 parties of the first part, for themselves their  
heirs, executors or administrators, do hereby covenant, promise and agree to and with said party Y of the second part that at the delivery of these  
presents 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.

Except taxes for the last half of the year 1922 which second party  
assumes and agrees to pay.

and that they will warrant and forever defend the same unto the said party Y of the second part his heirs and assigns  
against said party is 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 have hereunto set their hand a the day and year first above written.

J. Lyons, Nixie Lyons,  
Mayme Lyons, L. Lyons,  
Ethel M. Niles,  
Alva J. Niles.

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, ----- a Notary Public, in and for said County and State on this 31st  
day of March 1923, personally appeared J. Lyons and Mayme Lyons, his wife, L. Lyons and  
Nixie Lyons, his wife, and Alva J. Niles and Ethel M. Niles, his wife,  
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.  
Given under my hand officially this 31st  
day of March, 1923.  
My commission expires 3-17-1926 (SEAL) D. Ed Chase Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 2 day of Apr. 1923, at 9:30 o'clock A. M.  
Book No. 437, Page No. 629 (SEAL) O.G. Weaver, County Clerk.  
Brady Brown, Deputy.