

#226983 NS

WARRANTY DEED RECORD NO. 454

This Indenture, Made this 26th day of March, A. D., 1923, between  
Stella C. Seaman and George A. Seaman, her husband,  
of Tulsa, County, in the State of Oklahoma, party of the first part and  
F. W. Nuerwell, party of the second part.

Witnesseth: That in consideration of the sum of \$1.00 and other good and valuable consideration  
1 DOLLARS,  
the receipt whereof is hereby acknowledged, said parties of the first part do hereby by 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:

Beginning at the NW corner of the Southwest Quarter ( $\frac{1}{4}$ ) of the  
NorthEast Quarter ( $\frac{1}{4}$ ) Section 4, Township 19 Range 12; thence  
east at right angle 170 feet; thence South at right angle of  
320 feet; thence west at right angle of 170 feet; thence north  
at a right angle of 320 feet to beginning; except a strip 25  
feet wide off west side and north side of said tract to be used  
as a public highway. Said Tract to contain one acre, more or less.

INTERNAL REVENUE  
100  
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 Stella C. Seaman and George A. Seaman, (her husband) parties of first part  
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.

No exceptions.

and that they will warrant and forever defend the same unto the said party of the second part his 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 parties of the first part have hereunto set their hand 8 the day and year first above written.

Stella C. Seaman  
George A. Seaman,

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, J. T. Chamblee a Notary Public, in and for said County and State on this 28  
day of March, 1923, personally appeared Stella C. Seaman and George A. Seaman,  
her husband, xxx

to me known to be the identical persons 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 July 24, 1926. (SEAL) J. T. Chamblee Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 7 day of April, 1923, at 2:10 P. M.  
XXXXXXXXXXXXXXXXXXXXX (SEAL) O. G. Weaver, County Clerk.  
Brady Brown, Deputy.