

WARRANTY DEED RECORD NO. 454

#227350 NS

This Indenture, Made this 7th day of April, A. D. 1923, between
M.N.Ford and Carrie L.Ford, husband & wife,
of Tulsa, County, in the State of Oklahoma, party of the first part and
L.V.Clifton party of the second part
Witnesseth: That in consideration of the sum of One and no/100 - - - - -
(1.00) 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:

INTERNAL REVENUE
\$ 1.00

Cancelled
Lot Eleven (11) Block Three (3) Ridgedale Terrace
2nd Addition to the City of Tulsa, Oklahoma, accord-
ing to the recorded plat thereof.

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 M.N.Ford and Carrie L.Ford, 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.

Mortgage of \$2400.00 to Nowata Building and Loan
Association of Nowata, Oklahoma, dated Feb. 19, 1923.
Mortgage of 1035.00 to Title Guarantee & Trust Company
Tulsa, Oklahoma,

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 ha ve hereunto set their hand at the day and year first above written.
M.N. Ford
Carrie L.Ford

STATE OF OKLAHOMA, Tulsa, County, ss.
Before me, Y.M. Corder, a Notary Public, in and for said County and State on this 7th
day of April 1923, personally appeared M.N.Ford and Carrie L.Ford,
xxx
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.
Witness my hand and official seal the day and year last above written.
My commission expires Mar. 13, 1926. (SEAL) Y.M.Corder, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.
Filed for record this 12 day of April 1923 at 1:30 o'clock P. M.
XXXXXXXXXXXXXXXXXXXXXXX (SEAL) O.G.Weaver, County Clerk
Brady Brown, Deputy.