

#227524 NS

WARRANTY DEED RECORD NO. 454

COMPARED

This Indenture, Made this 12th day of January, A. D., 1923, between
J.W.Bozarth
Tulsa, County, in the State of Oklahoma, ~~XXX~~ of the first part and
Wade S.Thomas, ~~XXX~~ of the second part.
Witnesseth: That in consideration of the sum of Twelve Hundred and no/100 Dollars,
(\$1,200.00) - - - - - DOLLARS,
the receipt whereof is hereby acknowledged, said part Y of the first part do es by these presents grant, bargain, sell and convey unto said part 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:

Lot "D" of the Resubdivision of Lots, One (1), Two (2), Three (3) and Four (4) of Block Two (2) of Russell, Galbraith Colcord Addition to the Town of Red Fork, Oklahoma, according to the recorded plat thereof; This is not a homestead.

(The within described property is not now nor never has been the Homestead of the Grantor.)

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INTERNAL REVENUE

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 J.W.Bozarth,
heirs, executors or administrators, do es hereby covenant, promise and agree to and with said part Y of the second part that at the delivery of these presents he is lawfully seized in his 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.

and that he will warrant and forever defend the same unto the said part Y of the second part his heirs and assigns against said part Y of the first part his 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 ha s hereunto set his hand the day and year first above written.

J.W.Bozarth

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this 15 day of January, 1923, personally appeared J.W.Bozarth

and he to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that he executed the same as his free and voluntary act and deed for the uses and purposes therein set forth.

~~XXXXX~~ my hand and ~~XXXXX~~ seal the day and year last above written.
Given under/ April 26, 1924. (SEAL) J.W.Clark, Notary Public.
My commission expires

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 14 day of April, 1923, at 5:10 o'clock A. M.
~~XXXXXXXXXXXXXXXXXXXX~~ (SEAL) O.G.Weaver, County Clerk.
Brady Brown, Deputy.