

COMPARED

#227860 NS

WARRANTY DEED RECORD NO. 454

This indenture, Made this 20th day of March, A. D., 1923, between
Ralph Dunbar and Pauline J. Dunbar, his wife,
of Tulsa, County, in the State of Oklahoma, party of the first part and
Jessie L. Copeland, party of the second part.
Witnesseth: That in consideration of the sum of One Dollar and other good and valuable
considerations, ----- DOLLARS,
the receipt whereof is hereby acknowledged, said parties 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:

Lots Thirty One (31) and Thirty Two (32) of Block Two
(2) in Orchard Addition to the City of Tulsa, Oklahoma,
according to the recorded plat thereof.

INTERNAL REVENUE
\$ 750
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 First parties, 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.

and that they will warrant and forever defend the same unto the said party of the second part his heirs and assigns against said parties 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 - the day and year first above written.

Ralph Dunbar,
Pauline J. Dunbar,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, Arthur B. Crawford, a Notary Public, in and for said County and State on this 20th
day of March, 1923, personally appeared Ralph Dunbar and Pauline J. Dunbar, his
wife, 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 June 15, 1926. (SEAL) Arthur B. Crawford, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 17 day of April, 1923 at 4: o'clock P. M.
(SEAL) O.G. Weaver, County Clerk.
Brady Brown, Deputy.