

COMPARED

#228036 NS

## WARRANTY DEED RECORD NO. 454

This Indenture, Made this 13th day of January, A. D. 1923, between  
Harry W. Walton and Ethel V. Walton, husband and wife,  
Tulsa, County, in the State of Oklahoma, party of the first part and  
Fred R. Gray party of the second part  
 Witnesseth: That in consideration of the sum of (\$1.00) and other good and valuable considerations,  
----- DOLLARS,  
 the receipt whereof is hereby acknowledged, said party 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:

Lot No. Seven (7) in Block No. Sixteen (16) of  
 the Original Plat of the City of Sand Springs,  
 Tulsa County, State of Oklahoma,  
 According to the official Recorded Survey thereof.

INTERNAL REVENUE  
\$ .20  
 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 Harry W. Walton, and Ethel V. Walton for themselves and 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.

The Restrictions and Reservations set forth in the original  
 deed made by Charles Page, also, excepting a certain mortgage  
 in Joseph Klien, in the sum of Three Hundred Thirty (\$330.00)  
 Principle and Twenty-four dollars interest, which said second  
 party assumes.

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 party of the first part ha VE hereunto set their hand S the day and year first above written.

Harry W. Walton

Ethel V. Walton

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, Art Stanton a Notary Public, in and for said County and State on this 13th  
 day of January 1923, personally appeared Harry W. Walton and Ethel V.  
Walton, husband and wife, xxxx

to me known to be the identical person 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 Feb. 21 1923. (SEAL) Art Stanton Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 19 day of April, 1923, at 9:30 o'clock A. M.  
XXXXXXXXXXXXXXXXXXXXX (SEAL) O.G. Weaver, County Clerk.  
Brady Brown, Deputy.