

COMPARED
#228075 NS

WARRANTY DEED RECORD NO. 454

This Indenture, Made this 12th day of April, A. D., 1923, between
C.W. Singleton and Bessie Singleton, his wife,
of Tulsa, County, in the State of Oklahoma, party of the first part and
W.D. McCoy 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 party of the first part do hereby 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:

The undivided one third (1/3) interest of the
Southwest Quarter (SW¹/₄) of Section Twenty Six
(S-26) Township Nineteen North (19-N) Range Thirteen
(13) East Containing One Hundred and Sixty (160)
acres more or less.

INTERNAL REVENUE
\$ 6.50
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 C.W. Singleton and Bessie Singleton, 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.

A certain mortgage of \$21,000.00 on the above
described land, said mortgage covering the full
one hundred and sixty acres, Which the above
interest is subject to one third.

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 have hereunto set their hands the day and year first above written.

C.W. Singleton

Bessie Singleton

Arkansas
STATE OF ~~OKLAHOMA~~ Garland County, ss.

Before me, S. W. Smith a Notary Public, in and for said County and State on this 17th
day of April, 1923, personally appeared C.W. Singleton and Bessie
Singleton, his wife, xxx

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 July 17th, 1923 (SEAL) S.W. Smith, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 19 day of April, 1923, at 1: o'clock P. M.
~~XXXXXXXXXXXXXXXXXXXX~~ (SEAL, O.G. Weaver, County Clerk.
Brady Brown, Deputy.