

COMPARED
#228494 NS

WARRANTY DEED RECORD NO. 454

This Indenture, Made this 24th day of April, A. D., 1923, between
Harry Montague and Lura Montague, his wife,
of Tulsa, County, in the State of Oklahoma, party of the first part and
George P. Wisdom 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 of the first part do hereby 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 Three (3) Block Three (3) of Lloyd Addition
to the City of Tulsa, Tulsa County, Oklahoma,
according to the Recorded Plat thereof.

INTERNAL REVENUE
\$ 2.80
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 parties of the first part, 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 unpaid balance of a B & L in the amount of \$3000.00, all
taxes and special assessments hereafter to mature, also
the unpaid balance of a second loan in the amount of \$600.00
in favor of the Exchange Trust Co.

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 hand at the day and year first above written.

Harry Montague
Lura Montague

STATE OF OKLAHOMA, Tulsa, County, ss.
Before me, the undersigned, a Notary Public, in and for said County and State on this 24th
day of April, 1923 personally appeared Harry Montague and Lura Montague
his wife,
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 Mar. 4, 1924. (SEAL) Harold J. Sullivan Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.
Filed for record this the 24 day of April, 1923 at 10:40 o'clock A. M.
XXXXXX (SEAL) O.G. Weaver, County Clerk.
Brady Brown, Deputy.