

#226730 NS

WARRANTY DEED RECORD NO. 454

This Indenture, Made this 19th day of April, A. D., 1923, between
B.H. Postlewait and Mabel F. Postlewait, his wife,
of Tulsa County, in the State of Oklahoma, party of the first part and
C.F. Wade, party of the second part
Witnesseth: That in consideration of the sum of Seven Hundred Fifty and no/100
----- DOLLARS,
the receipt whereof is hereby acknowledged, said part Y of the first part do SS 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:

All of Lot One (1) Block Two (2) Maryland Gardens
Addition to Tulsa, Tulsa County, Oklahoma, according
to the recorded plat and survey thereof.

INTERNAL REVENUE
\$ 1.00
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 B.H. Postlewait and Mabel F. Postlewait, his wife, their
heirs, executors or administrators, do hereby covenant, promise and agree to and with said part Y 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 part Y of the second part his heirs and assigns against said part Y 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 part ies of the first part ha ve hereunto set their hands the day and year first above written.

B.H. Postlewait

Mabel F. Postlewait

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, A.V. Long

a Notary Public, in and for said County and State on this 26th

day of April, 1923, personally appeared B.H. Postlewait and Mabel F. Postlewait
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 May 1, 1926. (SEAL)

A.V. Long

Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 26 day of April

1923, at 4; o'clock P. M.

XXXXXXXXXXXXXXXXXXXXX

(SEAL)

O.G. Weaver,

County Clerk.

Brady Brown,

Deputy.