

WARRANTY DEED RECORD NO. 454

This Indenture, Made this 21 day of April, A. D. 1923, between  
Lee E. Ballard of Bakersfield, California and Anna Ballard, his wife,  
of Tulsa, County, in the State of Oklahoma, party of the first part and  
Marion R. Porter, party of the second part,  
Witnesseth: That in consideration of the sum of One (\$1.00) and other good and valuable  
considerations, DOLLARS,  
the receipt whereof is hereby acknowledged, said parties of the first part do hereby presents grant, bargain, sell and convey unto said part  
of the second part, heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

Lots Eleven (11) and Twelve (12), in Block Four (4)  
in Burnett Addition to the City of Tulsa, Tulsa County,  
Oklahoma; according to the recorded plat thereof.

INTERNAL REVENUE  
700  
Consolidated

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 Lee E. Ballard and Anna Ballard, 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.

\$3750.00 First Loan, payable \$54.68 per month including interest.

and that they will warrant and forever defend the same unto the said part Y of the second part, 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 parties of the first part ha VS hereunto set their hand at the day and year first above written.

Lee E. Ballard

Anna Ballard,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this 1st  
day of May, 1923, personally appeared Anna Ballard, wife of Lee E. Ballard,

to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that she  
executed the same as her own 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 February 2, 1925. (SEAL) Mabel L. Young, Notary Public.

STATE OF CALIFORNIA ) COUNTY OF KERN, ) SS.

Before me, the undersigned, a Notary Public in and for said County and State,  
on this 25th day of April, 1923, personally appeared Lee E. Ballard, to me known to  
be the identical person who executed the within and foregoing instrument, and ack-  
nowledged to me that he executed the same as his own 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 20th, 1923. (SEAL)

Ward Wright, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 1 day of May, 1923, at 1:10 o'clock P. M.

XXXXXXXXXXXXXXXXXXXX (SEAL) O.G. Weaver, County Clerk.

Brady Brown, Deputy.