

COMPARED

#229204 NS

WARRANTY DEED RECORD NO. 454

This Indenture, Made this First day of May, A. D. 1923, between
Arnold Ledbetter and Stella Ledbetter, husband and wife,
of Tulsa, County, in the State of Oklahoma, party of the first part and
G.W. Boggs, party of the second part.
Witnesseth: That in consideration of the sum of One Dollar and other valuable considerations,
----- DOLLARS,
the receipt whereof is hereby acknowledged, said party ies of the first part do ----- by these presents grant, bargain, sell and convey unto said party 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:

E $\frac{1}{2}$ of Lot Five (5) in Block Three (3) in Vern
Subdivision according to the Amended Plat thereof.

Same being an addition to the City of Tulsa, Oklahoma.

INTERNAL REVENUE

2.50

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 Arnold Ledbetter and Stella Ledbetter, husband and wife, their
heirs, executors or administrators, do ----- hereby covenant, promise and agree to and with said party 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.

Last half 1922 taxes.

and that they will warrant and forever defend the same unto the said party y of the second part his heirs and assigns
against said party 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 party ies of the first part ha ve hereunto set their hand o the day and year first above written.

Arnold Ledbetter,

Stella Ledbetter,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, Mildred Goodson a Notary Public, in and for said County and State on this 1
day of May 1923, personally appeared Arnold Ledbetter and Stella Ledbetter,

to me known to be the identical person s 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 Aug. 9, 1926. (SEAL) Mildred Goodson, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 2 day of May 1923 at 9:30 o'clock A. M.

XXXXXXXXXXXXXXXXXXXX (SEAL) O.G. Weaver, County Clerk.
Brady Brown, Deputy.