

#229522 NS

## WARRANTY DEED RECORD NO. 454

COMPLETED

This Indenture, Made this 9th day of April A. D. 1923, between  
Thomas M. Branham and Minta Branham, his wife,  
of Tulsa, County, in the State of Oklahoma, party of the first part and  
J. F. Murphy party of the second part.  
Witnesseth: That in consideration of the sum of Five Thousand Six Hundred Fifty and No/100  
----- DOLLARS,  
the receipt whereof is hereby acknowledged, said parties 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:

Lot Nineteen (19) Ozarka Place Addition to the City  
of Tulsa, Tulsa County, Oklahoma; according to the  
recorded plat thereof.

INTERNAL REVENUE  
\$ 6.00  
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 Thomas M. Branham and Minta Branham, his wife, 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 loan of \$2500.00, payable \$35.75 per month and a loan of  
\$2460.00 including a \$250.00 loan due in six months with  
eight per cent (8%) interest, the balance \$2210.00, payable  
\$29.25 per month with interest, on said deferred payments  
of \$29.25 each, payable semi-annually, at the rate of eight  
per cent.

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 parties of the first part have hereunto set their hand the day and year first above written.

Thomas M. Branham

Minta Branham

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, the undersigned a Notary Public, in and for said County and State on this 9th  
day of April 1923, personally appeared Thomas M. Branham and Minta Branham,  
his wife, and  
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 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 Aug. 23, 1923. (SEAL) John Woolery Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this 4 day of May 1923 at 3:00 P. M.  
XXXXXXXXXXXXXXXXXXXX (SEAL) O.G. Weaver, County Clerk.  
Brady Brown, Deputy.