

COMPARED

#226700 NS

WARRANTY DEED RECORD NO. 454

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This indenture, Made this 29th day of March, A. D., 1923, between  
Edith F. George and her husband E.B. George,  
Tulsa, Tulsa County, in the State of Oklahoma ~~XXXX~~ of the first part and  
E.E. Dix of Tulsa, Oklahoma, ~~XXXX~~ of the second part.  
Witnesseth: That in consideration of the sum of One dollar (\$1.00) and other good and  
valuable consideration ~~XXXXXX~~  
the receipt whereof is hereby acknowledged, said part ~~ies~~ of the first part do 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:

Lot One (1), Block Two (2), Stonebraker Heights  
Addition to the City of Tulsa,

Edith F. George, who signs this deed, is the same person  
as Edith Fredricka George, in whom the title to property  
herein conveyed appears.

INTERNAL REVENUE  
\$ 12.00  
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 Edith F. George and E.B. George, her husband 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.

Assessments for public improvements not yet due and payable, and a  
certain mortgage of \$5,000.00 (principal), to Title Guarantee &  
Trust Company, of Tulsa, Oklahoma, which mortgage party of the second  
part assumes and is to pay. Party of second part also assumes assessments  
for public improvements not yet due and payable.

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 ~~ies~~ 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 hand S the day and year first above written.

Edith F. George

E.B. George,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this 29  
day of March, 1923, personally appeared Edith F. George and E.B. George,  
her husband, ~~XXXX~~  
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.

~~XXXXXX~~ my hand and ~~XXXXXX~~ seal the day and year last above written.

Given under/

My commission expires

T.A. Trusty.

Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 5 day of April, 1923, at 10:40 o'clock A. M.  
~~XXXXXXXXXXXX~~ (SEAL) O.G. Weaver, County Clerk.  
Brady Brown, Deputy.