

#230057 NS

WARRANTY DEED RECORD NO. 454

This Indenture, Made this 5th day of May, A. D., 1923, between Wm. Dolan and Bonnie Dolan, his wife, of Tulsa, County, in the State of Oklahoma, party of the first part and Arizona Dale, party of the second part.

Witnesseth: That in consideration of the sum of One (\$1.00) Dollar and other good and valuable considerations, the receipt whereof is hereby acknowledged, said party of the first part do by these presents grant, bargain, sell and convey unto said party of the second part her heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

Lots numbered Three (3) and Four (4) in Block Numbered Two (2) in the Town of Sperry, Oklahoma, according to the recorded plat thereof.

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 Wm. Dolan and Bonnie Dolan, for themselves and for 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 certain Mortgage for \$350.00 given by Wm. Dolan and wife to Charles Flory and now of record, which said mortgage is hereby assumed by party of the second part as a part of this consideration, and she agrees to pay the note secured by said mortgage when same is due;

and that they will warrant and forever defend the same unto the said party of the second part her 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 party of the first part ha ve hereunto set their hand at the day and year first above written.

Wm. Dolan

Bonnie Dolan,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, Joe Harshbarger, Notary Public, in and for said County and State on this 5th day of May, 1923, personally appeared Wm. Dolan and Bonnie Dolan, his wife, XXX

to me known to be the identical person 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 August 12th, 1926, (SEAL) Joe Harshbarger, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 10 day of May, 1923, at 8: o'clock A. M.
 By Brady Brown, (SEAL) O. G. Weaver, County Clerk.
 Deputy.