

#226730 NS

WARRANTY DEED RECORD NO. 454

This Indenture, Made this 25th day of March, A. D. 1920, between
Theodore B. Wood and Edna Wood, (his wife)
of Tulsa, County, in the State of Oklahoma, party of the first part and
C. J. Keim party of the second part.
Witnesseth: That in consideration of the sum of Seven Thousand and Five Hundred
(\$7500.00) DOLLARS,
the receipt whereof is hereby acknowledged, said party ies 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:

Lot Six (6) in Block Sixteen (16) in Cherokee Heights
Addition to City of Tulsa.

REVENUE
5.50
Conceded

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 C. J. Keim, his
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.

A mortgage given to the Aetna Loan & Building Association
of Topeka Kansas, Dec. 7th, 1917, for the sum of \$2500.00
reduced now to the sum of Two Thousand and Fifty Three &
06/100 Dollars (\$2053.06), and which as part of above con-
sideration the Grantee herein assumes and agrees to pay.

and that We 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 have set their hand and the day and year first above written.

Theodore B. Wood,

Edna Wood,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, John W. Schott a Notary Public, in and for said County and State on this 1st
day of April 1920, personally appeared Theodore B. Wood and Edna Wood,
his wife, XXX
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 January 26, 1924. (SEAL) John W. Schott, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 5 day of April 1923, at 1 o'clock P. M.
XXXXXX, XXXXXX (SEAL) O. G. Weaver, County Clerk.
Brady Brown, Deputy.