

#231356 NS

WARRANTY DEED RECORD No. 459.

50510. Crane & Company, Toledo

This Indenture, Made this 22nd day of May, 1923, between
W. Hamilton Peck and Mabel McF. Peck, his wife,
of Tulsa, County, in the State of Oklahoma, ~~part~~ of the first part, and
Joseph D. Vance, ~~part~~ of the second part.
Witnesseth: That in consideration of the sum of Ninety Three Hundred Seventy Five and No/100
DOLLARS,
the receipt whereof is hereby acknowledged, said parties 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:

All of Lot Thirteen (13) in Block Twenty Four (24) in
Orcutt Addition to the City of Tulsa, according to
the recorded plat thereof.

INTERNAL REVENUE
\$550
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 W. Hamilton Peck and Mabel McF. Peck, his wife, for themselves and 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:

One mortgage to Tulsa Building & Loan Ass'n originally in the
amount of \$4000.00 on which there has been paid \$972.90 and a
third Mortgage to Pauline Dean Orcutt in the amount of \$1000.00
by W. Hamilton Peck, which second party assumes and agrees to pay.

and that Grantors will warrant and forever defend the same unto the said part y of the second part his heirs and assigns
against said part 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 parties of the first part have hereunto set their hands the day and year first above written.
W. Hamilton Peck
Mabel McF. Peck

STATE OF OKLAHOMA, Tulsa, County, ss.
Before me, J. C. Rayson, a Notary Public, in and for said County and State, on this 22nd
day of May, 1923, personally appeared W. Hamilton Peck and Mabel McF. Peck,
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 Oct. 20th, 1925. (SEAL) J. C. Rayson, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.
Filed for record this the 23 day of May, 1923, at 2: o'clock P.M.
Book No. 459, Page No. 175 (SEAL) O.G. Weaver, County Clerk.
Brady Brown, Deputy.