

COMPARED

#232094 NS

WARRANTY DEED RECORD No. 459.

30610 Crane & Company, Tulsa

This Indenture, Made this 24th day of May, A. D. 1923 between
J.H. Santrock and Carrie M. Santrock (his wife,)
 of Tulsa, County, in the State of Oklahoma, party^{ies} of the first part, and
C.E. Townes and Eva Carnes (Jointly) Parties xxx of the second part.
 Witnesseth: That in consideration of the sum of One dollar and other good and valuable
consideration - - - - - DOLLARS,
 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^{ies} of the second part their heirs and assigns, all of the following-described real estate, situated in the County of Tulsa, State of
 Oklahoma, to wit:

The East Forty (40) feet of Lots Seven (7)
 and Eight (8) Block Twenty-four (24) College
 Addition, to the City of Tulsa, Oklahoma,
 according to the recorded Plat thereof.

INTERNAL REVENUE

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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 Parties of the first part, their
 heirs, executors or administrators, do - - - hereby covenant, promise and agree to and with said part^{ies} 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 1st Mortgage in the sum of \$2250.00 due and
 payable at the rate of \$32.18 per month including the
 interest.

and that they will warrant and forever defend the same unto the said part^{ies} of the second part their 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 have hereunto set their hand - - the day and year first above written.

J.H. Santrock

Carrie M. Santrock,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, W. Warren Ferrell, a Notary Public, in and for said County and State, on this 24th
 day of May, 1923, personally appeared J.H. Santrock and Carrie M.
Santrock, 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 March 18, 1927. (SEAL) W. Warren Ferrell, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 31 day of May, 1923, at 4:40 o'clock P.M.
 Book No. 459, Page No. 286 (SEAL) O.G. Weaver, County Clerk.
Brady Brown, Deputy.