

COMPARED

232585-10M

377

WARRANTY DEED RECORD No. 459.

5000. Grant & Convey, Torches

This Indenture, Made this 19th day of May, A. D. 1923, between Julius Kahn and Pauline Kahn, his wife of Tulsa, Tulsa County, in the State of Oklahoma, party of the first part, and Margaret L. Rembert, party of the second part.

Witnesseth: That in consideration of the sum of One Thousand (\$1,000.00) DOLLARS, 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:

Lot Twenty-four (24) in Block Two (2), Carbondale, Tulsa County, Oklahoma, according to the recorded plat thereof;

INTERNAL REVENUE
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 Julius Kahn and Pauline Kahn, his wife, for themselves, 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 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:

oil and gas lease, which appears of record:

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 parties of the first part have hereunto set their hands the day and year first above written.

Julius Kahn

Pauline Kahn

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State, on this 19th day of May, 1923, personally appeared

Julius Kahn and Pauline Kahn, his wife

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 January 16, 1927 (SEAL) Beulah McAllister, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 6th day of June, 1923, at 3:00 o'clock P. M.

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O. G. Weaver, County Clerk.

Brady Brown, Deputy.

(SEAL)