

WARRANTY DEED RECORD No. 459.

COMPARED

232826 C.M.J. 1st day of June, A. D. 1923, between
 This Indenture, Made this
 W. M. Ward and Ida Mae Ward, his wife
 Arkansas
 of Corning, Clay County, in the State of Oklahoma, party of the first part, and
 Ralph Sale party of the second part.
 Witnesseth: That in consideration of the sum of Five Hundred and Fifty and No/100
 DOLLARS,
 the receipt whereof is hereby acknowledged, said part 1st of the first part do by these presents grant, bargain, sell and convey unto said
 part 2nd 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 Lots Thirty One (31) and Thirty Two (32) in Block
 Forty Seven (47) of the West Tulsa Addition, a subdivision
 of the East Half of the Northwest Quarter of Section Fourteen
 (14) Township Nineteen (19) North, Range Twelve (12) East,
 according to the amended plat thereof recorded in the office
 of the Deputy Clerk of the United States Court and ex officio
 recorder of Tulsa, Indian Territory, in Book 2 at page 639.
 (Title to Lot 31 above being in Ida Mae Ward and to Lot 32
 in W. M. Ward)

INTERNAL REVENUE

\$ 100
 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. M. Ward and Ida Mae Ward their
 heirs, executors or administrators, do hereby covenant, promise and agree to and with said part 2nd 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:

(NONE)

and that we will warrant and forever defend the same unto the said part 2nd of the second part his heirs and assigns
 against said part 2nd 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 2nd of the first part has hereunto set their hand the day and year first above written.

W. M. Ward

Ida Mae Ward

STATE OF OKLAHOMA, Arkansas, County of Clay, ss.

Before me, Chas. O. Bunch a Notary Public, in and for said County and State, on this 1st
 day of June 1923, personally appeared

W. M. Ward and Ida Mae Ward, his wife

to me known to be the identical person who executed the within and foregoing instrument, and acknowledged to me that they had
 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 April 12th, 1924. (Seal) Chas. O. Bunch, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 8 day of June 1923, at 4:20 o'clock P.M.

Book No. 459, Page No. 418 O. G. Weaver County Clerk.

Brady Brown, Deputy. (Seal)