

COMPARED

#233214 NS

## WARRANTY DEED RECORD No. 459.

30310, Grant &amp; Company, Tulsa

This Indenture, Made this 13th day of June, A. D. 1923, between  
B.H. Matthewson & Liddie M. Matthewson, his wife,  
of Tulsa, County, in the State of Oklahoma, party of the first part, and  
Lizzie E. Cole, party of the second part,  
Witnesseth: That in consideration of the sum of One Dollar (\$1.00) and other valuable  
considerations, 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 Y 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:

All of the East Half (E/2) of Lot One (1), in Block Four  
(4), Highlands First Addition to the City of Tulsa, Tulsa  
County, Oklahoma, according to the recorded plat thereof,  
together with all improvements thereon.

INTERNAL REVENUE  
\$ 1.00  
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 B.H. Matthewson & Liddie M. Matthewson, his wife, for themselves, 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:

Special and general taxes not yet due, and two mortgages of  
record to the Georgia State Savings Association, on which  
there is a total balance due of \$1519.86, payable in monthly  
instalments.

and that they will warrant and forever defend the same unto the said part Y of the second part her 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 part 1st of the first part ha vs hereunto set their hand s the day and year first above written.

B.H. Matthewson

Liddie M. Matthewson,

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, Mary M. Miller, a Notary Public, in and for said County and State, on this 13th  
day of June, 1923, personally appeared B.H. Matthewson and Liddie M.

Matthewson, his wife, and  
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 July 16th, 1924. (SEAL) Mary M. Miller, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 13 day of June, 1923, at 4:20 o'clock P. M.  
Book No. 459, Page No. 455 (SEAL) O.G. Weaver, County Clerk.  
Brady Brown, Deputy.