

#233406 NS

WARRANTY DEED RECORD No. 459.

This Indenture, Made this 15th day of June, A. D. 1923, between  
Claude F. Neerman and Ena Beas Neerman, his wife,  
of Tulsa, County, in the State of Oklahoma, party of the first part, and  
Joseph E. Washington, (who is the same person named in a contract of/ purchase as  
Joseph E. Washington, Jr.) party of the second part.  
Witnesseth: That in consideration of the sum of One and no/100 (\$1.00) Dollars and other valuable  
considerations 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 his heirs and assigns, all of the following-described real estate, situated in the County of Tulsa, State of  
Oklahoma, to wit:

Lots Numbered Fifty-One (51) and Fifty-Two (52) in Block Two (2) in Orchard Addition to the City of Tulsa.

INTERNAL REVENUE

360

Cancelled

TREASURER'S ENDORSEMENT

I hereby certify that I received 1 and issued  
Receipt No. 1 therefor in payment of mortgage  
tax on the within mortgage.

Dated this 15th day of June, 1923

WAYNE L. DICKEY, County Treasurer

Deputy

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 grantors, 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 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 mortgage lien in favor of Tulsa Building & Loan Association appearing of record, upon the principal of which have been made sixteen (16) payments of Twenty-two Dollars (\$22.00) each, the remaining principal of which is \$1845.00, and all unmatured installments of special assessments.

and that they will warrant and forever defend the same unto the said party of the second part his 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 party of the first part ha Y hereunto set their hands the day and year first above written.

Claude F. Neerman

Ena Beas Neerman,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, June, a Notary Public, in and for said County and State, on this 15th day of June, 1923, personally appeared Claude F. Neerman and Ena Beas Neerman, his wife, xxx

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 Jan. 2, 1927. (SEAL) Daisy Hatfield, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 16 day of June, 1923, at 10:25 o'clock A. M.  
Book No. 459, Page No. 511 (SEAL) O.G. Weaver, County Clerk.

Brady Brown,

Deputy.