

COMPARED

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WARRANTY DEED RECORD No. 459.

This Indenture, Made this 14th day of February, A. D. 1923, between S.D. Pickering, Trustee, S.D. Pickering and Lena A. Pickering, his wife, J.A. Seekatz and Susie M. Seekatz, hiswife, and John J. Henderson and Mary E. Henderson, his wife, of Tulsa, County, in the State of Oklahoma, of the first part, and T.D. Sexton of the second part.

Witnesseth: That in consideration of the sum of One dollar 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 his heirs and assigns, all of the following-described real estate, situated in the County of Tulsa, State of Oklahoma, to wit:

Lot Five (5) in Block One (1), of Greenfield Acres, being a Sub-division of the East half (E 1/2) of the East half (E.1/2) of the South-East Quarter (SE. 1/4) of Section Numbered Twenty Seven (27), Township Nineteen (19) Range Twelve (12) East.

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 First parties, 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:

Any taxes or assessments, general or special, that may become due after January 1, 1923.

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

S.D. Pickering, (Trustee)

S.D. Pickering
Lena A. Pickering,
J.A. Seekatz
Susie M. Seekatz,
John J. Henderson,
Mary E. Henderson,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, V. Dunaway, a Notary Public, in and for said County and State, on this 14th day of February, 1923, personally appeared S.D. Pickering, Trustee, S.D. Pickering & Lena A. Pickering, his wife, J.A. Seekatz & Susie M. Seekatz, his wife, and John J. Henderson, & Mary E. Henderson, his wife, 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 June 19, 1926. (SEAL) V. Dunaway, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this 19 day of June, 1923, at 8 o'clock A. M.
Book No. 459, Page No. 543 (SEAL) O.G. Weaver, County Clerk.
Brady Brown, Deputy.