

#230665 NS

WARRANTY DEED RECORD No. 459.

This Indenture, Made this 15th day of May, A. D. 1923, betweenEleanor Parker (widow)of Tulsa, County, in the State of Oklahoma, party of the first part, andRay H. Welden party of the second part.Witnesseth: That in consideration of the sum of Sixty Five Hundred (\$6500.00)DOLLARS, the receipt whereof is hereby acknowledged, said part Y 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 Eleven (11) Block One (1) Wakefield
Addition to the City of Tulsa, County of
Tulsa, State of Oklahoma, according to the
recorded plat thereof.

INTERNAL REVENUE
400
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 Party of the first part, her

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 she is lawfully seized in her 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 certain 1st mortgage in the sum of \$2500.00 as shown of record.

and that she 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, her heirs and assigns, and all and every person or persons whomsoever, lawfully claiming or to claim the same.

In Witness Whereof, The said part Y of the first part has hereunto set her hand the day and year first above written.Eleanor ParkerSTATE OF OKLAHOMA, Tulsa, County, ss.

Before me, W. Warren Ferrell, a Notary Public, in and for said County and State, on this 15th day of May, 1923, personally appeared Eleanor Parker (Widow)

and she to me known to be the identical person who executed the within and foregoing instrument, and acknowledged to me that she executed the same as her 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 March 18, 1927. (SEAL) W. Warren Ferrell, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 16 day of May, 1923, at 12 o'clock — M.Book No. 459, Page No. 76 (SEAL) O. G. Weaver, County Clerk.Brady Brown, Deputy.