

COMPARED

WARRANTY DEED RECORD No. 460.

69510 - Crane & Company, Toledo

238094 C.M.J.

This Indenture, Made this 14th day of August, A. D. 1923, between

C. H. Nicholson and Carrie H. Nicholson, his wife,

of Tulsa County, in the State of Oklahoma, party of the first part, and

Ada Brake

party of the second part.

Witnesseth: That in consideration of the sum of

Five Hundred and No/100 Dollars

DOLLARS,

the receipt whereof is hereby acknowledged, said part 1st 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:

The East Half (1/2) of Lot Ten (10) in Block Ten (10) in Pleasant View Addition to the city of Tulsa, Oklahoma, according to the recorded plat thereof.

INTERNAL REVENUE
3-56 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 C. H. Nicholson and Carrie H. Nicholson for themselves, 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 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 and special assessments subsequent to the year 1920.

and that they will warrant and forever defend the same unto the said part 2nd of the second part his heirs and assigns against said part 1st 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 have hereunto set their hand s the day and year first above written.

C. H. Nicholson

Carrie H. Nicholson

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, a Notary Public, in and for said County and State, on this 14th day of August, 1923, personally appeared

C. H. Nicholson and Carrie H. Nicholson, his wife

to me known to be the identical person 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 21, 1925. (Seal) W. T. Bennett, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 15 day of August, 1923, at 3:30 o'clock P.M.

Book No. 460, Page No. 605 O. G. Weaver, County Clerk.

Brady Brown, Deputy. (Seal)