

WARRANTY DEED RECORD No. 460.

60510 Crano & Company, Topeka

238264 C.M.J.
 This Indenture, Made this 10th day of August, A. D. 1923, between
 Dan Pilcher and Mollie E. Pilcher, his wife
 of Tulsa County, in the State of Oklahoma, party of the first part, and
 Berry Carter party of the second part.
 Witnesseth: That in consideration of the sum of
 One and No/100 Dollars and other good and valuable consideration, 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 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:

Lot Seventeen (17) Block Two (2), Pilcher Summit Addition to Tulsa, Okla. according to the recorded plat and survey thereof.

It is hereby understood and agreed that this property shall be used for residence purposes only, and that same shall be erected and remain at least thirty feet from the front property line, and shall have a valuation of at least four thousand dollars.

INTERNAL REVENUE
 8/1/23
 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 Dan Pilcher and Mollie E. Pilcher for themselves and 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:

None

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 has hereunto set their hand and seal the day and year first above written.

Dan Pilcher

Mollie E. Pilcher

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, Chas. A. Myers, a Notary Public, in and for said County and State, on this 16th day of August 1923, personally appeared

Dan Pilcher

and Mollie E. Pilcher

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 Feb. 14, 1925. (Seal)

Chas. A. Myers,

Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this 17 day of August 1923, at 4:25 o'clock P. M.

Book No. 460, Page No. 630

O. G. Weaver,

County Clerk

Brady Brown,

Deputy.

(Seal)