

DEED RECORD No. 462

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Lea McBirney, Trustee,of Tulsa, County, State of Oklahoma, part y
of the first part in consideration of the sum of One Dollar and other good and valuable considerations,

in hand paid, the receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey unto

S.P. McBirney,of Tulsa,County, State of Oklahoma, part y of the second part, the following described real property and premises, situate in Tulsa

County, State of Oklahoma, to-wit:

All of Lots Five (5) to Sixteen (16) inclusive in Block Nine (9) and Lots One (1) to Ten (10) inclusive in Block Sixteen, Park Hill Addition to the City of Tulsa, Oklahoma, according to the recorded plat thereof, and all of the Northwest one-fourth (NW $\frac{1}{4}$) of the Northwest one-fourth (NW $\frac{1}{4}$) of the Southeast one-fourth (SE $\frac{1}{4}$) of the Northwest one-fourth (NW $\frac{1}{4}$) and the Northeast one-fourth (NE $\frac{1}{4}$) of the Northwest one-fourth (NW $\frac{1}{4}$) of the Southeast one-fourth (SE $\frac{1}{4}$) of the Northwest one-fourth (NW $\frac{1}{4}$), except a strip sixty-eight (68) feet East and West by One Hundred Sixty-five (165) feet North and South out of the Southeast Corner thereof, and the Southwest one-fourth (SW $\frac{1}{4}$) of the Northwest one-fourth (NW $\frac{1}{4}$) of the Southeast one-fourth (SE $\frac{1}{4}$) of the Northwest one-fourth (NW $\frac{1}{4}$), except a strip eighteen and one-half (18 $\frac{1}{2}$) feet off of the East side thereof, and the West one-half (W $\frac{1}{2}$) of the Southwest one-fourth (SW $\frac{1}{4}$) of the Southeast one-fourth (SE $\frac{1}{4}$) of the Northwest one-fourth (NW $\frac{1}{4}$) lying North of the right-of-way of the M.K. & T. Ry. Co., except a strip eighteen and one-half (18 $\frac{1}{2}$) feet off of the East side thereof, and except a strip beginning at the intersection of the East line of Quannah Avenue, with North line of right-of-way of M.K. & T. Ry. Co., thence North on the East Line of Quannah Avenue a distance of One Hundred Thirty-six and one hundredths (136.01) feet to the East Projection of the North line of Brady Street, thence East on the East Projection of the North line of Brady Street a distance of Sixteen and Ninety-one hundredths (16.91) feet thence Southeasterly at an angle to the right of Sixty-six degrees and forty-six minutes (66° 46") a distance of One Hundred Eighteen and Eight hundredths (118.08) feet to One North line of the right of way of M.K. & T. Ry. Co., thence Southwesterly along said right-of-way a distance of Sixty-nine and two tenths (69.2) feet to the point of beginning containing twelve hundredths (0.12) acres, more or less. All in Section Two (2), Township Nineteen (19) North Range Twelve (12) East.

To have and to hold said described premises unto the said part y of the second part his heirs and assigns forever; free, clear and discharged of from all former grants, charges, taxes, judgments, mortgages and other liens and encumbrances of whatsoever nature.

Signed and delivered, this 12th day of May, 1923.
Witnesses:

Lea McBirney, Trustee (SEAL)

(SEAL)

ACKNOWLEDGMENT.

STATE OF OKLAHOMA, Tulsa, County, ss:

Before me, O.V. Baker, a Notary Public in and for said County and State,
on this 12th day of May, 1923, personally appeared
Lea McBirney, as Trustee for S.P. McBirney,

to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that he executed the same as his free and voluntary act and deed for the uses and purposes therein set forth.

WITNESS my hand and official seal the day and year above set forth.

(SEAL)

O. V. Baker,My commission expires July 3, 1924.

Notary Public.

The foregoing instrument was filed for record on the 21 day of Dec., 1923.
at 4:55 clock P.M. Book 462 Page 542

By Brady Brown Deputy.
(SEAL)

O.G. Weaver, County Clerk.