

This Indenture, Made this 13th day of September, A. D. 19 23, between William E. Ballard and Jennie V. Ballard, his wife. of Tulsa, Tulsa County, in the State of Oklahoma, ~~part~~ of the first part, and Jennie V. Ballard, 2431 East Dodge St., Tulsa, Oklahoma, ~~part~~ of the second part. Witnesseth: That in consideration of the sum of One (Love and Affection) ~~part~~ DOLLARS/ the receipt whereof is hereby acknowledged, said part ~~part~~ of the first part do ~~by~~ these presents grant, bargain, sell and convey unto said part Y of the second part, her heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

Lot Twenty-one (21) in Block Five (5) of East Highland Addition to the City of Tulsa, County of Tulsa, State of Oklahoma, as per the duly recorded plat thereof.  
(Subject to balance remaining unpaid on sewer assessments.)

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 William E. Ballard & Jennie V. Ballard, his wife, 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, judgment taxes and assessments and incumbrances of whatsoever nature and kind, EXCEPT.

Balance on one certain mortgage in the sum of \$975.00 on this date, payable \$25.00 per month, and balance on one certain mortgage on this date in the sum of \$610.00, also payable at \$35.00 per month, both of which mortgages, party of the second part, herein assumes and agrees to pay as part of purchase price named herein.

and that they will warrant and forever defend the same unto the said part Y of the second part her heirs and assigns against said part ~~ies~~ of the first part, his 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 ha ~~s~~ hereunto set his hand ~~the~~ day and year first above written.

Witnesses;  
C. S. Summers, M.D.

William E. Ballard,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this 13th day of September, 19 23, personally appeared William E. Ballard,

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.

~~XXXXXX~~ my hand and ~~XXXXXX~~ seal the day and year last above written.

Given under/

My commission expires October 16, 1925. (SEAL) Lee O. Plemmons, Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 13 day of Sept., 19 23 at 1:40 o'clock P. M.

Brady Brown

Deputy

(SEAL)

O. G. Weaver,

County Clerk.