

COMPALED

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WARRANTY DEED RECORD No. 466

This Indenture, Made this 25th day of September, A. D. 1923, between

Charles E. Dent and Evangeline Dent, his wife,
Tulsa, County, in the State of Oklahoma, party ^{ies} of the first part, and
Floyd W. Pratt, party of the second part.

Witnesseth: That in consideration of the sum of One (\$1.00) Dollar and other valuable consider-
ations, the receipt whereof is hereby acknowledged, said part ies 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:

The East Forty (40) feet of Lot Eleven (11) Block,
Ten (10) of Highlands Addition to the City of Tulsa,
Oklahoma, according to the recorded plat thereof.

1.00

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 Charles E. Dent and Evangeline Dent, their
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.

A certain first mortgage in the sum of \$2500.00, dated May 1, 1923, in
favor of Ora A. Keithly, due in Three years, which by the acceptance
of this deed, party of the second part assumes and agrees to pay.

and that they 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, 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 ies of the first part ha ve hereunto set their hand s the day and year first above written.

Charles E. Dent

Evangeline Dent.

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, M. W. Turner, a Notary Public, in and for said County and State on this 25th
day of September, 1923, personally appeared Charles E. Dent and Evangeline Dent.

and they
to me known to be the identical person s 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. 1, 1927. (SEAL) M. W. Turner, Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 28 day of Sept., 1923, at 2:40 o'clock P.M.

Brady Brown Deputy (SEAL) O. G. Weaver, County Clerk.