

WARRANTY DEED RECORD No. 466

238699 C.M.J.
This Indenture, Made this 10th day of August, A. D. 1923, between
Julia Wagner and Peter Wagner, her husband
of Tulsa County, in the State of Oklahoma, party of the first part, and
J. H. Now party of the second part.

Witnesseth: That in consideration of the sum of

One Dollar and other valuable considerations

DOLLARS,

the receipt whereof is hereby acknowledged, said part. 1st of the first part do hereby 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 Six (6), Block Two (2) of Ozark Heights
Addition to the city of Tulsa, Tulsa County,
Oklahoma, according to the recorded plat
thereof.

INTERNAL REVENUE
\$5.00
Succeeded

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 Julia Wagner and Peter Wagner do 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, judgment taxes and assessments and incumbrances of whatsoever nature and kind, EXCEPT.

One certain encumbrance amounting to \$1250.00 straight Loan
and \$1450.00 Second Loan.

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 parties of the first part ha. Yd hereunto set their hand. S the day and year first above written.

Julia Wagner

Peter Wagner

STATE OF OKLAHOMA, Tulsa County, ss.

J. Rea Owen

Before me, a Notary Public, in and for said County and State on this 11

day of August, 1923, personally appeared

Julia Wagner

and Peter Wagner, her husband

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 Sept. 22, 1923. (Seal)

J. Rea Owen,

Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 24 day of August, 1923, at 4:10 o'clock P. M.
and recorded in Book 466, Page 61.

Brady Brown, Deputy (Seal)

O. G. Weaver, County Clerk.