

This Indenture, Made this 24th day of August, A. D. 1923, between

Ade Audell Miller and D.B. Miller, her husband,

of Tulsa County, in the State of Oklahoma, ~~part~~ of the first part, and

W. P. Nelson

party of the second part.

Witnesseth: That in consideration of the sum of One dollar and other good and valuable

consideration

DOLLARS,

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:

Lot Five (5) Block Six (6) Wakefield Addition to  
City of Tulsa, Oklahoma, according to the recorded  
plat thereof.

INTERNAL REVENUE  
\$ 1.00  
Tulsa, Oklahoma

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 Grantors, for themselves, 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.

The balance due on first mortgage in favor of the Tulsa Building and Loan Association, and the balance due on the second mortgage in favor of Mrs. A. M. Flournoy, which second party 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 parties of the first part ha VS hereunto set their hand at the day and year first above written.

Ada Audell Miller

D. B. Miller

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, the undersigned a Notary Public, in and for said County and State on this 24th

day of August, 1923, personally appeared Ada Audell Miller and D. E. Miller,

her husband,

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 July 20th, 1927

(SEAL)

H. W. Conyers,

Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 27 day of Aug, 1923, at 10:10 o'clock A.M.

Brady Brown

Deputy

(SEAL)

O.G. Weaver,

County Clerk.