

#242982 NS

WARRANTY DEED RECORD No. 476

This Indenture, Made this 19th day of May A. D. 1923, between Frank Claypool and Emily Claypool his wife, of Tulsa, County, in the State of Oklahoma, party of the first part, and T.T. Martin and Roslee Martin party of the second part.

Witnesseth: That in consideration of the sum of Twenty Five Hundred, - - - - - DOLLARS, the receipt whereof is hereby acknowledged, said parties of the first part do hereby these presents grant, bargain, sell and convey unto said parties of the second part, their heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

All of Lot Fourteen (14) in Claypool Sub-Division according to the recorded plat thereof.

2.50

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 parties of the first part for them selves their heirs, executors or administrators, do hereby covenant, promise and agree to and with said parties 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~~

and that they will warrant and forever defend the same unto the said parties of the second part their heirs and assigns against said parties 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 have hereunto set their hands the day and year first above written.

Frank Claypool  
Emily Claypool

STATE OF OKLAHOMA, Tulsa, County, ss. Before me, a Notary Public, in and for said County and State on this 31st day of May, 1923, personally appeared Frank Claypool and Emily Claypool his wife, and 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 Mar. 29, 1925. (SEAL) D.C. Tillery Notary Public

STATE OF OKLAHOMA, Tulsa County, ss. Filed for record this 24 day of Oct. 1923, at 4: P. M. Brady Brown Deputy (SEAL) O.G. Weaver, County Clerk.