

#243033 NS

WARRANTY DEED RECORD No. 476

This Indenture, Made this 3rd day of April, A. D. 19 23, between  
William Maxwell, a single man,  
of Tulsa, County, in the State of Oklahoma, party of the first part, and  
Green Nodine party of the second part.

Witnesseth: That in consideration of the sum of Four Hundred Fifty & No/100 - - - - -  
(\$450.00) - - - - - DOLLARS,  
the receipt whereof is hereby acknowledged, said part Y of the first part do ES 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 Three (3) in Block Six (6) in North Turley  
Addition to the Town of Turley, Oklahoma,  
according to the recorded plat thereof;

INTERNAL REVENUE  
50  
Cancelled

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 Maxwell, for himself and for his  
heirs, executors or administrators, do ES hereby covenant, promise and agree to and with said part Y of the second part that at the delivery of  
these presents that he is lawfully seized in his  
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.

That said premises are subject to an oil and gas mining  
lease of record, and the rights therein shown,

And except a certain mortgage of record given by Susie Smith  
and husband to W. L. Britton; on which there is a balance of  
\$125.00 unpaid, which is hereby assumed by party of second  
part as a part of the consideration for this deed.

and that he 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, 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.  
William Maxwell

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, Joe Harshbarger, a Notary Public, in and for said County and State on this 3rd  
day of April, 19 23, personally appeared William Maxwell, a single man,

and  
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.  
Witness my hand and official seal the day and year last above written.

My commission expires Aug. 12th, 1926. (SEAL) Joe Harshbarger Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this 25 day of Oct., 19 23 at 2:20 o'clock P. M.  
Brady Brown Deputy (SEAL) O. G. Weaver, County Clerk,