

#243324 NS

WARRANTY DEED RECORD No. 476

This Indenture, Made this 25th day of October, A. D. 19 23, between  
John T. Miller, a single man,  
of Tulsa, County, in the State of Oklahoma, party of the first part, and  
R. V. Armstrong, party of the second part.

Witnesseth: That in consideration of the sum of Fifteen Hundred and no/100 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:

All of Lot Four (4) in Block Three (3) in  
Clover Ridge Addition to the City of Tulsa,  
Oklahoma, according to the survey thereof.

References hereby made to the restrictions  
contained in deed of dedication which is made  
a part of this Deed.

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 John T. Miller, 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.

Special assessments.

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 has his hereunto set his hand the day and year first above written.

John T. Miller;

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, Edward E. Barrett, a Notary Public, in and for said County and State on this 27th  
day of October, 19 23, personally appeared John T. Miller, 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 March 27th, 1924, (SEAL) Edward E. Barrett, Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 29 day of Oct., 19 23, at 4:50 o'clock P. M.

Brady Brown

Deputy

(SEAL)

O.G. Weaver,

County Clerk,