

WARRANTY DEED RECORD No. 476

This Indenture, Made this 2nd day of November, A. D. 19 23, between
H. E. Bridges, W. H. Walker and Margaret I. Walker, (husband and wife) and M. V. Walter
and Daisy Walter, (husband and wife)
 of Tulsa, County, in the State of Oklahoma, party of the first part, and

Hattie L. Bridges, party of the second part.

Witnesseth: That in consideration of the sum of One Dollar and other considerations,

the receipt whereof is hereby acknowledged, said parties of the first part do hereby these presents grant, bargain, sell and convey unto said party of the second part, her heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

All of Lots One (1) and Two (2) in Bridges
 Third Subdivision according to the recorded
 plat thereof.

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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, their
 heirs, executors or administrators, do hereby covenant, promise and agree to and with said party 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~~

(This deed is executed in order to perfect the record title of the grantee of the parties of the second part to whom the aforesaid property had been deeded by the grantee herein but which deed had not been recorded at the time the said property was by inadvertance included in the grantees deed to the parties of the first part.)

and that they will warrant and forever defend the same unto the said party of the second part her heirs and assigns against said party 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 hand the day and year first above written.

H. E. Bridges,
W. H. Walker, Margaret I. Walker,
M. V. Walter,
Daisy Walter,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, J. P. Byrd, Jr. a Notary Public, in and for said County and State on this 3rd

day of November, 19 23, personally appeared H. E. Bridges, W. H. Walker and Margaret I. Walker, (husband and wife) and M. V. Walter and Daisy Walter; (husband and wife)
 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 Nov. 28, 1925. (SEAL) J. P. Byrd, Jr. Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 2 day of Nov., 19 23 at 11:45 o'clock A.M.

Brady Brown Deputy (SEAL) O. G. Weaver, County Clerk.