

COMPARED

#243860 NS

WARRANTY DEED RECORD No. 476

This Indenture, Made this 5th day of November, A. D. 19 23, between
B. O. Shepherd

of Tulsa, County, in the State of Oklahoma, party of the first part, and
Robt. E. Adams, party of the second part.

Witnesseth: That in consideration of the sum of One 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:

An undivided one-half interest in and to Lots
 Four (4) and Five (5) in Block Thirty-eight
 (38) of the Original Town of Sand Springs, Tulsa
 County, Oklahoma, according to the recorded plat
 thereof.

The above described land is not now nor never has
 been claimed by the grantor as his homestead.

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 party of the first part 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.

A first mortgage in the sum of \$3500.00 in favor
 of the Home Building & Loan Association of Tulsa,
 Oklahoma.

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.

B. O. Shepherd

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, the undersigned a Notary Public, in and for said County and State on this 5th
 day of November, 19 23, personally appeared B. O. Shepherd

and he
 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. 21, 1924. (SEAL) C.E. Hart, Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this 5 day of Nov., 19 23, at 4:35 o'clock P. M.

Brady Brown

Deputy

(SEAL)

O.G. Weaver,

County Clerk.