

#244270 NS

## WARRANTY DEED RECORD No. 476

This Indenture, Made this 10th day of November, A. D. 1923, between

Cyrus S. Avery, Essie M. Avery, his wife, C.A. Mayo, Allene T. Mayo, his wife,  
 of Tulsa, County, in the State of Oklahoma, party of the first part, and  
 Emma Washington party of the second part.

Witnesseth: That in consideration of the sum of Seven Hundred and Fifty and no/100 - - - - -

- - - - - DOLLARS,  
 the receipt whereof is hereby acknowledged, said parties of the first part do hereby 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:

Lots Eighteen (18) and Nineteen (18) in Block  
 Eight (8) in Greenwood Addition to the City of  
 Tulsa, Oklahoma, according to the official plat  
 thereof.

RECORDED  
 1.00  
 OCT 10 1923

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 indefensible 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.

Any and all special assessments taxes.

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.

Cyrus S. Avery

Essie M. Avery

C.A. Mayo,

Allene T. Mayo,

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this 10th day of November 1923, personally appeared Cyrus S. Avery, Essie M. Avery, his wife, and C.A. Mayo, Allene T. Mayo, his wife, and to me known to be the identical persons 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 March 27, 1924.

(SEAL)

Leone Patton,

Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 10 day of Nov. 1923, at 11:25 o'clock A.M.

Brady Brown

Deputy (SEAL)

O.G. Weaver,

County Clerk.