

#244422 NS

WARRANTY DEED RECORD No. 476

This Indenture, Made this 30th day of October, A. D. 1923, between A.Y. Boswell, Jr., and Lillian Maude Boswell (husband and wife) and Mattie Jane Boswell, (A widow) of Tulsa, County, in the State of Oklahoma, party of the first part, and Julia Alexander and J.D.Alexander (wife and husband) party of the second part, Witnesseth: That in consideration of the sum of One dollar and other good and valuable considerations DOLLARS, the receipt whereof is hereby acknowledged, said part ies of the first part do by these presents grant, bargain, sell and convey unto said part ies of the second part, their 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 One (1) in Boswell's Addition to the City of Tulsa, Oklahoma, according to the recorded plat thereof.

INTERNAL REVENUE
\$ 2.00
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 A.Y. Boswell, Jr., and Lillian Maude Boswell (Husband and wife) and Mattie Jane Boswell, (a widow) for themselves their heirs, executors or administrators, do hereby covenant, promise and agree to and with said part ies 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.

Any general taxes or special assessments of any nature whatsoever. Also a mortgage in favor of the Home Savings & Loan Association of Bartlesville, Oklahoma, in the amount of \$3,000.00

and that they will warrant and forever defend the same unto the said part ies of the second part their heirs and assigns against said part y 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 part ies of the first part have hereunto set their hand s the day and year first above written.

A. Y. Boswell, Jr.
Lillian Maude Boswell,
Mattie Jane Boswell,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, Cecil L. Henry a Notary Public, in and for said County and State on this 30th day of October, 1923, personally appeared A.Y. Boswell, Jr., and Lillian Maude

Boswell, (husband and wife) and Mattie Jane Boswell, (a widow) and they to me known to be the identical person s 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 January 15th, 1927. (SEAL) Cecil L. Henry. Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.
Filed for record this 14 day of Nov., 1923, at 9:15 o'clock A. M.
Brady Brown Deputy (SEAL) O.G. Weaver, County Clerk.