

#245191 NS

WARRANTY DEED RECORD No. 476

This Indenture, Made this 22nd day of November, A. D. 1923, between
Forest Tipword and Dora Tipword, his wife,
of Tulsa, County, in the State of Oklahoma, party of the first part, and
Laura Tipword, party of the second part.

Witnesseth: That in consideration of the sum of Two Hundred Twenty Five & No/100 DOLLARS,
the receipt whereof is hereby acknowledged, said parties of the first part do hereby these presents grant, bargain, sell and convey unto said part Y
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 Lot Twenty-three (23), in Block Twelve (12)
in Capitol Hill 2nd Addition to the City of Tulsa,
County of Tulsa, State of Oklahoma, as per the re-
corded corrected plat thereof.

This deed is made for the purpose of correcting the
names in Warranty deed dated March, 20, 1919, Wherein
the said deed was signed Mrs. Forrest Tipword and
should have been signed Dora Tipword.

INTERNAL REVENUE

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 Forest Tipword and Dora Tipword, his wife, their
heirs, executors or administrators, do hereby covenant, promise and agree to and with said part Y of the second part that at the delivery of
these presents that they 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.

Except 1918 and 1919 taxes.

and that they will warrant and forever defend the same unto the said part Y of the second part her 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 ha vs hereunto set their hands the day and year first above written.

Forest Tipword
Dora Tipword

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, D.G. Elliott a Notary Public, in and for said County and State on this 22d
day of November, 1923, personally appeared Forest Tipword and Dora Tipword,
his wife, and they
to me known to be the identical person E 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 July 5, 1927. (SEAL) D.G.Elliott Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.
Filed for record this the 23 day of Nov., 1923, at 2:50 o'clock P.M.
Brady Brown Deputy (SEAL) O.G.Weaver, County Clerk.