

## WARRANTY DEED RECORD No. 476

This Indenture, Made this 22nd day of November, A. D. 1923, between

Laura Tipsword, and Wills Tipsword her husband,

of Tulsa, County, in the State of Oklahoma, party of the first part, and

Emily J. Wallace

party of the second part.

Witnesseth: That in consideration of the sum of Two Hundred Fifty (\$250.00)

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:

All of Lot Twenty-three (23) in Block Twelve (12) in Capitol Hill 2nd, Addition to the City of Tulsa, State of Oklahoma, as per the recorded corrected plat thereof.

ORIGINAL RECEIVED  
50  
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 Laura Tipsword, and Wills Tipsword, her husband, 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 promises, 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.

Taxes for 1920 and thereafter.

and that they 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, 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 es of the first part have hereunto set their hand s the day and year first above written.

Laura Tipsword

Wills Tipsword

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, D.G.Elliott

a Notary Public, in and for said County and State on this 22nd

day of November, 19 23, personally appeared Laura Tipsword and Wills Tipsword

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 July 5, 1927. (SEAL) D.G.Elliott Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 23 day of Nov., 19 23, at 2:50 o'clock P.M.

Brady Brown

Deputy

(SEAL)

O.G.Weaver,

County Clerk.