

#242584 NS

WARRANTY DEED RECORD No. 476

This Indenture, Made this 8th day of October, A. D. 19 23, between

Robt. E. Adams and Sara E. Adams, his wife, and W. Frank Walker and
Olga V. Walker, his wife,
 of Tulsa, County, in the State of Oklahoma, party of the first part, and
Pearl McKeown party of the second part.

Witnesseth: That in consideration of the sum of: Eight Thousand and no/100 - - - - -
(\$8000.00) - - - - - DOLLARS,
 the receipt whereof is hereby acknowledged, said parties of the first part do hereby 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 Twelve (12) in Block One (1) of
 Weaver Addition to the City of Tulsa, Oklahoma,
 according to the recorded plat thereof.

INTERNAL REVENUE
2.50
 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 parties of the first part for themselves and for 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 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:

A first mortgage in the sum of \$4500.00 in favor of the
 Home Building & Loan Association and special assessments
 hereafter to mature.

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 parties of the first part have hereunto set their hand S the day and year first above written.

Robt. E. Adams

Sara E. Adams

W. Frank Walker,

Olga V. Walker,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, C. E. Hart, a Notary Public, in and for said County and State on this 8th
 day of October, 19 23, personally appeared Robt. E. Adams and Sara E. Adams, his

Wife, and W. Frank Walker and Olga V. Walker, his wife
 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 Aug. 21, 1924 (SEAL) C. E. Hart, Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 19 day of Oct., 19 23, at 1 o'clock P.M.

Brady Brown

Deputy

(SEAL)

O. G. Weaver,

County Clerk.