

COMPARED

#245782 NS

## WARRANTY DEED RECORD No. 476

This Indenture, Made this 23<sup>rd</sup> day of June, A. D. 1923, between  
M.A. Blackburn (widower) and F.S. Brooks and Lola Brooks, (husband and wife)  
of Tulsa, County, in the State of Oklahoma, ~~xxx~~ of the first part, and  
Sophia Brandt ~~xxx~~ of the second part.  
Witnesseth: That in consideration of the sum of One (\$1.00) dollar and other valuable considerations,  
and no/100 DOLLARS,  
the receipt whereof is hereby acknowledged, said parties of the first part do by these 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:

Lot Twenty (20) Block Twenty (20) Garbondale,  
Oklahoma, as shown by the recorded plat thereof.

REVENUE  
Tulsa, Oklahoma

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 First parties, 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.

Subject to Oil, Gas and Pipe Line leases as shown  
of record.

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 ve their hand s the day and year first above written.

M.A. Blackburn

F.S. Brooks,

Lola Brooks,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, Lucille Skinner a Notary Public, in and for said County and State on this 25  
day of June, 1923, personally appeared M. A. Blackburn, widower, F.S. Brooks,

and Lola Brooks, man & wife, ~~xxxxx~~  
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 November 14, 1926. (SEAL) Lucille Skinner, Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this 3 day of Dec., 1923 at 8; o'clock A. M.

Brady Brown

Deputy

(SEAL)

O. G. Weaver

County Clerk.