

#242692 NS

WARRANTY DEED RECORD No. 476

This Indenture, Made this 11th day of August, A. D. 1923, between
Ezra E. Cooper and Lena Cooper, his wife.
of Tulsa, County, in the State of Oklahoma, ~~part~~ of the first part, and
Anna Gepford ~~xxx~~ of the second part.

Witnesseth: That in consideration of the sum of One Thousand and no/100 (\$1,000.00)
DOLLARS,
the receipt whereof is hereby acknowledged, said part 1st of the first part do by 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:

Lots Three (3) Four (4), Thirteen (13) and Fourteen (14), in Block Two (2), in Cooper's Sub-division of the East Half (E $\frac{1}{2}$) of Lot Two (2) of the Northeast quarter (NE $\frac{1}{4}$) of Section 4, Township 19 N. Range 12 East I.M. Tulsa County, Oklahoma.

INTERNAL REVENUE
\$ 1.00
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 Grantors for themselves and 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.

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 hereunto set their hand s the day and year first above written.

Ezra E. Cooper

Lena Cooper,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this 11th day of August, 19 23, personally appeared Ezra E. Cooper and Lena Cooper,
his wife,
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 October 9th, 1926. (SEAL) Elizabeth Hall Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.
Filed for record this the 29 day of Oct., 1923, at 2:15 o'clock P.M.
Brady Brown Deputy (SEAL) O.G. Weaver, County Clerk.