

act and deed for the uses and purposes therein set forth.

In witness whereof I have hereunto set my hand and affixed my official seal at my office in said Tulsa County, State of Oklahoma, the day and year in this indenture last above written.

My commission expires Nov. 28, 1925. (Seal)

Henry F. Fulling, Notary Public.

Filed for record in Tulsa, Tulsa County, Oklahoma, March 31, 1925, at 4:00 o'clock P.M. and recorded in Book 493, Page 337.

By Brady Brown Deputy.

(Seal)

O. G. Weaver, County Clerk.

283091 C.M.J.

WARRANTY DEED.

INTERNAL REVENUE - - -
s. 50 cts

Cancelled

This indenture made this 31st day of March, 1925, between Amelia K. Crowell Johnson, formerly Amelia K. Crowell and W. H. Johnson, her husband of Tulsa, County in the State of Oklahoma, parties of the first part and B. J. Sandridge of Tulsa County in the State of Oklahoma, party of the second part witnesseth:

That the said parties of the first part in consideration of the sum of \$1.00 and other valuable considerations, the receipt whereof is hereby acknowledged, do by these presents grant, bargain, sell and convey unto said party of the second part her heirs and assigns, all the following described real estate, situated in the County and City of Tulsa, State of Oklahoma to-wit:

An undivided one-third ($1/3$) interest in and to: the West Forty-six and Two-thirds ($46 \frac{2}{3}$) feet of the South Ninety-five and Two-tenths ($95 \frac{2}{10}$) feet of Lot Two (2) in Block Twenty-three (23) original town now city of Tulsa, according to the recorded plat thereof.

To have and to hold the same together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining forever.

Parties of the first part and her heirs, executors, administrators do hereby covenant, warrant, promise and agree to and with said parties of the second part that at the time of the deliver of these presents 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 claimed and described premises with all the appurtenances thereunto belonging; that the same are free, clear, discharged and unencumbered of and from all former and other claims titles, charges, estates, judgments, taxes, assessments and encumbrances of whatsoever nature or kind except current taxes and that they will warrant and forever defend the same unto the said parties of the second part her heirs and assigns, against said parties of the first part and her heirs and all and every person or persons whomsoever lawfully claiming or to claim the same.

The undivided one-third interest conveyed herein was acquired by the above named Amelia K. Crowell Johnson, formerly Amelia K. Crowell as the widow of Robert A. Crowell, deceased who died intestate the owner in fee simple of said real estate and left as his only heirs at law the said Amelia K. Crowell, now Amelia K. Crowell Johnson, his widow and two children named Alfred A. Crowell, and John L. Crowell still minors and for whom a guardian's deed has been made contemporaneously herewith, conveying the undivided two-thirds interest of said wards in and to said real estate.

In witness whereof the said parties of the first part have hereunto set their hands the day and year first above written.

Amelia K. Crowell Johnson

W. H. Johnson

STATE OF OKLAHOMA,)
Tulsa County.) ss.

Before me, the undersigned Notary Public, in and for said County and State on this