

and State, on this 1st day of Sept. 1924, personally appeared Elizabeth A. Fitz Patrick, one of the cestui que trusts in the foregoing instrument, and known to me to be the identical person who executed the within and foregoing instrument, and acknowledged to me that she executed the same as her free and voluntary act and deed, for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year first above written.  
(Seal)

Ada Parker, Notary Public.

My commission expires June 1st, 1925.

STATE OF TEXAS, }  
COUNTY OF EL PASO. } SS.

Before me, a Notary Public within and for the said County and State, on this 4th day of Sept. 1924, personally appeared Mary B. Whitney, one of the cestui que trusts named in the foregoing instrument, and known to me to be the identical person who executed the within and foregoing instrument, and acknowledged to me that she executed the same as her free and voluntary act and deed, for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal, the day and year first above written.  
(Seal) My commission expires June 1, 1925.

*Filed for record in Tulsa Co. Okla. at 3:30 PM June 10, 1924. E. S. Heath, Notary Public, Ogden Co. Okla. Seal.*  
267098-CW. WARRANTY DEED.

THIS INDENTURE, Made this 8th day of September 1924, between Theodore Cox and his wife Bessie W. Cox, parties of the first part, grantor, and G. R. Courter, party of the second part, grantee.

THAT, in consideration of the sum of ONE DOLLAR and other good and valuable consideration, the receipt of which is hereby acknowledged, said party of the first part does by these presents, grant, bargain, sell and convey unto said party of the second part, his heirs and assigns, all of the following <sup>described</sup> real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

Lot numbered Ten (10), in Block numbered Three (3), all in the Oak Cliff Addition to the City of Tulsa, according to the official plat thereof, filed for record on the 5th, day of March 1923, in the office of the County Clerk within and for Tulsa County, Oklahoma.

TO HAVE AND TO HOLD THE SAME, together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining forever.

The said Theodore Cox and his wife Bessie W. Cox, does hereby covenant, promise and agree to and with the said party of the second part, at the delivery of these presents, that they are lawfully seized in their own right of an absolute 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 unencumbered of and from all former and other grants, titles, charges, estates, judgments, taxes, assessments and encumbrances, of whatsoever nature and kind, except general taxes for the year 1924, and all subsequent years, and except all installments on special assessments for special improvements becoming delinquent after this date, payment of all of which is hereby assumed by second part, and except for easement for sewers and other such facilities as appear of record, and that they will warrant and forever defend the same unto the said party of the second part, his heirs and assigns.

Title to the property hereby conveyed shall be taken and held subject