

hereditaments and appurtenances thereto belonging or in any wise appertaining forever.

And said the said grantor herein, and its successors or assigns, does hereby covenant, promise and agree to and with said party of the second part at the delivery of these presents that it is lawfully seized in its 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, judgments, taxes, assessments and incumbrances, of whatsoever nature and kind. EXCEPT All unpaid general taxes and all installments not yet matured on all special taxes and assessments for special improvements, and except an unpaid balance of approximately \$1,000.00 on the principal of the certain mortgage for \$1,600.00, dated July 5th, 1920, executed by G. A. Crafton and wife, in favor of The Local Building and Loan Association, and that said Corporation will WARRANT and FOREVER DEFEND the same unto said party of the second part his heirs, executors or administrators, against said party of the first part, their successors or assigns, and all and every person or persons whomsoever, lawfully claiming or to claim the same.

IN WITNESS WHEREOF, The said party of the first part hereto has caused these presents to be signed in its name by its president, and the corporate seal to be affixed, attested by its President at Tulsa, Oklahoma, the year and day first above written.

ATTEST:

By C. B. Walker Secretary (CORPORATE SEAL) OAK CLIFF REALTY COMPANY,
Name of Corporation
(Secretary or Officer required by Company's By-Laws)
By Theodore Cox
President

STATE OF OKLAHOMA, Tulsa County, SS.

Before me, the undersigned, a Notary Public in and for said County and State, on this 12th day of September 1924, personally appeared Theodore Cox, to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument as its President, and acknowledged to me that he executed the same as his free and voluntary act and deed, and as the free and voluntary act and deed of such corporation, for the uses and purposes therein set forth.

Witness my hand and official seal the day and year above written.

My commission expires April 19, 1927 (SEAL) T. S. Cox, Notary Public

Filed for record in Tulsa County, Tulsa Oklahoma, Oct 24, 1924 at 2:30 o'clock P. M. in Book 498, page 212

By Brady Brown, Deputy (SEAL) O. G. Weaver, County Clerk

270450 C.J.

WARRANTY DEED.

INTERNAL REVENUE

\$2.50

Canceled

THIS INDENTURE, Made this 12th day of September, 1924, between the OAK CLIFF REALTY COMPANY, a Corporation, of Tulsa, Oklahoma, party of the first, grantor, and C. B. Walker, party of the second part, grantee.

WITNESSETH:

THAT, In consideration of the sum of ONE DOLLAR and other 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 described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

Lots One (1), Four (4), Five (5) and Six (6), in Block Six (6), Oak Cliff Addition to the City of Tulsa, according to the original official plat thereof, filed for record on the 5th day of March, 1923, in the Office of the County Clerk of Tulsa County, Oklahoma.

COMPARED BY
and