

DEED RECORD, No. 56.

BY

State of Oklahoma, Tulsa County, ss.

This instrument was filed for record on the 2 day
of August, A. D. 1909 at 9 o'clock A. M.
Fee, \$

TO

H. C. Walker
Register of Deeds
By Seal Deputy.

DEED-General Warranty.—SAML. DODSWORTH BOOK CO., LEAVENWORTH, KAN. No. 19787

THIS INDENTURE, Made this 23rd day of July, A. D. 1909, betweenH. N. Beard, and wife Annie B. Beard.

Tulsa County, in the State of Oklahoma, of the first part, and

M. L. Foster

of the second part:

WITNESSETH, The said part us of the first part, in consideration of the sum of Eight Hundred
\$800.00 and 00 DOLLARS,
the receipt of which is hereby acknowledged, do... by these presents grant, bargain, sell and convey unto the said part y of the second part,
his heirs and assigns, all of the following-described real estate, situated in the County of Tulsa
and State of Oklahoma, to-wit:

lots one and two (1) & (2) Block two (2)
in the Cody and Holloway addition to the
City of Tulsa, 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.

And said H. N. Beard, and wife Annie B. Beard
for 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 they are lawfully seized in own right of an absolute and indefeasible
estate of inheritance, in fee simple, of, in and to all and singular the above-granted and described premises, with the appurtenances; that the same
are free, clear, discharged and unincumbered of and from all former grants, titles, charges, judgments, taxes, assessments and incumbrances, of
what nature and kind soever;

and that will warrant and forever defend the title to the same unto said part y of the second part heirs and
assigns, against said parties of the first part, their heirs and all and every person whomsoever, lawfully claiming or to claim the same.

IN WITNESS WHEREOF, The said part us of the first part have hereunto set their hand the day and year above written.

Sign here

H. N. Beard
Annie B. Beard

Tennessee Dyer

STATE OF OKLAHOMA, TULSA COUNTY, ss.

Before me, the undersigned a Clerk of the County Court, a Notary Public in and for the said County and State, on
this 23rd day of July, 1909, personally appeared H. N. Beard
and wife Annie B. Beard and H. N. Beard and Annie
B. Beard to me known to be the identical person 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.

My commission expires

September 1910

(Seal)

J. R. Munger
Clerk of the County Court