

DEED RECORD, No. 56.

BY

State of Oklahoma, Tulsa County, ss.

This instrument was filed for record on the 26 day
of Aug A. D. 1929, at 9 o'clock A. M.
Fee, \$

TO

H. C. Wackley

Register of Deeds.

By

Deputy.

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

THIS INDENTURE, Made this 23rd day of August, A. D. 1929, between

Charles W. Grimes, Trustee

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

C. Morrison

of the second part:

WITNESSETH, The said part 1 of the first part, in consideration of the sum of Two Hundred and Fifty and 00/100 DOLLARS, the receipt of which is hereby acknowledged, do hereby these presents grant, bargain, sell and convey unto the said part 2 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:

Lot numbered Four (4), Block Six (6) Midway Addition to the City of Tulsa. Provided always, that this deed -- and any of the covenants therein contained, are subject to condition and reservation binding upon the parties, their heirs and assigns, that in the event shall the record party, his heirs and assigns erect upon any portion of the premises herein described a building to be used for mercantile purposes costing less than Four Hundred Dollars (\$400.00)

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 Charles W. Grimes, Trustee for his heirs, executors or administrators, do hereby covenant, promise and agree to and with said part 2 of the second part, that at the delivery of these presents he is lawfully seized in his 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 he will warrant and forever defend the title to the same unto said part 2 of the second part, his heirs and assigns, against said part 1 of the first part, his heirs and all and every person whomsoever, lawfully claiming or to claim the same.

IN WITNESS WHEREOF, The said part 1 of the first part has hereunto set his hand the day and year above written.

Sign here Charles W. Grimes

Trustee

STATE OF OKLAHOMA, TULSA COUNTY, ss.

Before me, Arthur Farmer, a Notary Public in and for the said County and State, on this 23rd day of August, 1929, personally appeared

Charles W. Grimes, Trustee

and to me known to be the identical person who executed the within and foregoing instrument, and acknowledged to me that he executed the same as his free and voluntary act and deed for the uses and purposes therein set forth.

My commission expires May 29, 1933.

Arthur Farmer

Notary Public