

## DEED RECORD, No. 67.

## DEED—GENERAL WARRANTY.

COMPARED

THIS INDENTURE, Made this 31st day of January, A. D. 1912, between Fred Bales a single man of Tulsa County, in the State of Oklahoma, of the first part, and J. L. Hurd of the second part:

WITNESSETH, The said party of the first part, in consideration of the sum of One \$ and no DOLLARS, the receipt of which is hereby acknowledged, do by these presents grant, bargain, sell and convey unto the said party 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: A certain tract of land lying in the South West quarter of the North East quarter, commencing at the Junction of the north line of the said right of way of the Missouri, Kansas & Oklahoma Railway and the East line of the Southwest quarter of the Northeast quarter thence north 262 feet thence West 345 feet to the right of way of the above described railway right of way thence following said right of way in a southeasterly direction to the place of beginning and all in Section ten township eighteen north and range fourteen East.

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 Fred Bales his heirs, executors or administrators, do hereby covenant, promise and agree to and with said party 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 party of the second part his heirs and assigns, against said party of the first part his heirs and all every person whomsoever, lawfully claiming or to claim the same.

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

Signed here

Fred Bales

## STATE OF OKLAHOMA, TULSA COUNTY, ss.

Before me, A. L. Laws, a Notary Public, in and for the said County and State, on this 31st day of January, A. D. 1912, personally appeared

Fred Bales, a single man

and he 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 Feb 25-1914

(Seal)

A. L. LawsNotary Public

This instrument was filed for record on the 2 day of Feb, A. D. 1912, at 8 o'clock a M. Fee, \$

H. O. Wackley

Register of Deeds.

By Deputy