

DEED—GENERAL WARRANTY.

THIS INDENTURE, Made this 11th day of February 1910, A. D. 19, between C. W. Deming and Mary Burroughs Deming, his wife of Tulsa Co., Oklahoma of the first part, and Earl Collins, a single man of the second part:

WITNESSETH, The said parties of the first part, in consideration of the sum of Two Hundred and 24.00 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:

the West Half of Lot No. 10 in Block No. 4 of Highlands Addition to the city of Tulsa, Okl. as described by plat thereof on file in the office of the Register of Deeds, Tulsa County, Okl.

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 C. W. Deming and Mary Burroughs Deming, his wife for their 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 they are lawfully seized in their 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; except a certain oil and gas lease dated Nov. 2nd 1906, said oil and gas lease not permitting drilling on the lot without the consent of the owner and that they will warrant and forever defend the title to the same unto said party of the second part heirs and assigns, against said party of the first part for their heirs and all and every person whomsoever, lawfully claiming or to claim the same.

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

Sign here C. W. Deming

Mary Burroughs Deming

STATE OF OKLAHOMA, TULSA COUNTY, ss.

Before me, James L. McCoy, a Notary Public, in and for the said County and State, on this 11th day of February, A. D. 1910, personally appeared C. W. Deming and Mary Burroughs Deming, his wife and they 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.

(Seal)

My commission expires Nov. 2, 1911

This instrument was filed for record on the 14 day of Feb, A. D. 1910, at 2:25 o'clock P. M.

Fee, \$

(Seal)

By A. C. Walkley Deputy

James L. McCoy
Notary Public

A. C. Walkley
Register of Deeds