

WARRANTY DEED

48080

STATE OF OKLAHOMA.

COUNTY OF TULSA

THIS INDENTURE, Made and entered into this, the 23rd day of December, A. D., 1912, by and between the TULSA HEIGHTS COMPANY, a corporation, duly chartered and doing business under the laws of the Indian Territory, U. S. A., before the same became a part of the State of Oklahoma, and now continuing business under and by virtue of such incorporation within the State of Oklahoma, as by law provided, with its Home Office and Principal Place of Business at Tulsa, Tulsa County, Oklahoma, by and through its Attorney in fact, C. W. Deming, as the first party and Mrs. Marnida (E.H.) Baker, of Carroll County, and State of Tenn, as the second party.

WITNESSETH: That the first party for and in consideration of the sum of One Hundred and twenty-five DOLLARS, cash to it in hand paid at or before the sealing and delivery of these presents, the receipt of which is hereby confessed, has granted, bargained, sold conveyed and confirmed and does hereby grant, bargain, sell, convey and confirm unto the second party, her, heirs and assigns forever all the following described real property and premises lying and being in the County of Tulsa, and State of Oklahoma, and more particularly described as follows:

Lot No. 305 in Block No. 25 Lot No. X in Block No. X
 Lot No. X in Block No. X Lot No. X in Block No. X

All the above and foregoing being in TULSA HEIGHTS, as appears by the Plat of the same on file in the Office of the Register of Deeds, Tulsa County, Oklahoma. Said TULSA HEIGHTS is laid out and platted upon the west half of the southwest quarter and the southwest quarter of the northwest quarter of Section twenty-nine (29) Township twenty (20), North and Range Thirteen (13) East, of the Indian base and meridian.

TO HAVE AND TO HOLD the above bargained real property together with all and singular the rights, members, hereditaments, tenements and appurtenances thereunto belonging or in anywise appertaining and every right, title and interest of the first party therein and thereto, unto the said second party, her, heirs and assigns, FOREVER in FEE SIMPLE.

And the first party hereby covenants and warrants that the said property is free from lien or incumbrance of any kind or character whatsoever; and hereby warrants and will forever defend unto the said second party, her, heirs and assigns, the right and title herein conveyed in and to said bargained real property, against the lawful claims or demands of all persons.

IN WITNESS WHEREOF the first party has caused these presents to be signed, sealed and delivered under its corporate name through its attorney in fact, C. W. Deming.

TULSA HEIGHTS COMPANY.

Witnessed: H. J. Rickabaugh (Corp Seal) By C. W. Deming
 Its Attorney in fact.

STATE OF OKLAHOMA,)
) ss.
 COUNTY OF TULSA,)

Before me, R. M. Heffner, a Notary Public in and for said County, and State, on this 23rd day of December, 1912, personally appeared C. W. Deming, to be known to be the identical person who subscribed the name of the said corporation to the foregoing instrument as its attorney in fact 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 notarial seal the day and year last above written,
(Seal) R. M. Heffner Notary Public.
 My Commission Expires October 8, 1913

This instrument was filed for Record on the 3 day of Feb, A. D., 1913,
 at 8 o'clock A.m.
 By (Seal) Lewis Chase Deputy.
 REGISTER OF DEEDS.