

General Warranty Deed Record 81.

DEED—GENERAL WARRANTY.

STATE OF OKLAHOMA, Tulsa County, ss.

This instrument was filed for record on the 23 day of May, A. D. 1913, at 2:30 o'clock P. M.,and duly recorded in book 16 on page 11 Fee, \$ 1.00 in advance. Paul H. Hickey Register of Deeds.This Indenture, Made this 14th day of February, A. D. 1913.between Carl Anderson of Tulsa County, in the State of Oklahoma, of the first part, and William Higginbotham of the second part.WITNESSETH, The said part 1st of the first part, in consideration of the sum of Two hundred eighty & 00/100 Dollars, the receipt of which is hereby acknowledged, do he by these presents grant, bargain, sell and convey unto the said part 2d 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:An undivided one fourth interest in and to the West one half (1/2) of Section 16 Township 19 N Range 10 East

To have and to hold the same, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining forever.

And said Carl Anderson he heirs, executors or administrators, do hereby covenant, promise and agree to and with said part 2d 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 and 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 and other 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 2d of the second part his heirs and assigns, against said part 1st 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 1st of the first part has hereunto set his hand the day and year first above written.

Signed here:

Carl Anderson

STATE OF OKLAHOMA,

Tulsa County.Before me, Florence E. Coxa Notary Public in and for the said County and State, on this 15th day of February, 1913, personally appeared Carl Anderson andand 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. Witness my hand and official seal the date above writtenMy commission expires Oct 23, 1913. Paul H. Hickey Notary Public.