

## General Warranty Deed Record 81.

## DEED—GENERAL WARRANTY.

STATE OF OKLAHOMA, Tulsa County, ss.

This instrument was filed for record on the 27 day of May A. D. 1910, at 12 o'clock M.,

and duly recorded in book \_\_\_\_\_ on page \_\_\_\_\_ Fee, \$ \_\_\_\_\_ in advance. *Seal* *Montgomery* Register of Deeds.

This Indenture, Made this 25th day of May A. D. 1910.

between James J. Dillingham and Forest W. Dillingham husband and wife

Tulsa County, in the State of Oklahoma, of the first part, and M. A. Frankman and M. C. Stahl

of the second part.

WITNESSETH, The said parties of the first part, in consideration of the sum of four thousand six hundred (\$46.00) and \_\_\_\_\_ Dollars, the receipt of which is hereby acknowledged, do by these presents grant, bargain, sell and convey unto the said parties of the second part, their 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) in block numbered four (4) in the George B. Perryman Addition to the City of Tulsa, Oklahoma according to the recorded plat thereof.

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 James J. Dillingham and Forest W. Dillingham for their heirs, executors or administrators, do hereby covenant, promise and agree to and with said parties of the second part, that at the delivery of these presents they 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 two mortgages one for \$1700.00 the other for \$614.75 and a second interest given to the Deering Lumber Co. and one to M. H. Casey for \$1125. including the interest and that they will warrant and forever defend the title to the same unto said parties of the second part their heirs and assigns, against said parties of the first part their heirs and all and every person whomsoever, lawfully claiming or to claim the same.

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

Sign here *James J. Dillingham*  
*Forest W. Dillingham*

STATE OF OKLAHOMA,

Tulsa County, ss. Before me, *L. Claire Powell*a Notary Public in and for the said County and State, on this 25th day of May 1910, personally appeared *James J. Dillingham* and *Forest W. Dillingham*

and \_\_\_\_\_ 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.

My commission expires June 11, 1913 *Seal* *L. Claire Powell* Notary Public.