

General Warranty Deed Record 81.

479
COMPAKED

DEED—GENERAL WARRANTY.

STATE OF OKLAHOMA, Tulsa County, ss.

This instrument was filed for record on the 25 day of June A. D. 1912, at 1:55 o'clock P. M.,

and duly recorded in book 100 on page 110 of the Register of Deeds.

Fee, \$ in advance.

This Indenture, Made this 20th day of May A. D. 1912, between Mary E. Pound and William H. Pound her husband, Tulsa County, in the State of Oklahoma, of the first part, and J. L. Burdard of the second part.

WITNESSETH, The said part of the first part, in consideration of the sum of Two thousand (\$2,000.00) and no/100 Dollars, the receipt of which is hereby acknowledged, do by these presents grant, bargain, sell and convey unto the said part 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:

Commencing at a point in the North East Corner of lot Six (6) in Block thirteen (13) North Tulsa, running thence along the lot line dividing lots five (5) and six (6) in said Block, a distance of one hundred (100) feet, running thence in a Southwesterly direction and parallel to the northerly line of said lot six (6) a distance of fifty (50) feet; thence in a Northwestly direction and parallel to the said lot line dividing the said lots five (5) and six (6) to a point on the northerly lot line of said lot six (6) a distance of one hundred (100) feet; thence along said northerly lot line of said lot six (6) to the place of beginning, same being a tract of land lying and being within said lot six (6) in said Block thirteen (13) 50x100 feet having a frontage of fifty (50) feet on what was North Sixth Street all in North Tulsa, Tulsa County State of Oklahoma according to the official 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 Mary E. Pound and William H. Pound for themselves, 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 mortgage dated December 27th 1907 in the sum of \$5712.00 made to William H. Scott which the grantee assumes and agrees to pay and that they 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, their heirs and all and every person whomsoever, lawfully claiming or to claim the same.

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

Sign here Mary E. Pound William H. Pound her husband

STATE OF OKLAHOMA, Tulsa County, ss. Before me, the undersigned a Notary Public in and for the said County and State, on this 10 day of May 1912, personally appeared Mary E. Pound and William H. Pound her husband 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 July 7th 1911 Notary Public.