

DEED RECORD

SAML DODD WORTH BOOK CO., LEAVENWORTH, KAN. No. 20075

COMPARED

DEED—GENERAL WARRANTY

THIS INDENTURE, Made this 6th day of February, A. D. 1914, betweenChas. E. Dent and Evangeline Dent his wifeTulsa County, in the State of Oklahoma, of the first part, and George F. Baynes

of the second part:

WITNESSETH, The said part 1st of the first part, in consideration of the sum ofFour Hundred (\$400.00)and DOLLARS,the receipt of which is hereby acknowledged, do by these presents grant, bargain, sell and convey unto the said part 2^d of the second part,his heirs and assigns, all of the following-described real estate, situated in the County of

and State of Oklahoma, to-wit:

Tulsa
Lot Nine (12) in Block Twelve (12) of the Dent Addition to
the City of Tulsa, Oklahoma according to the official
plat and survey thereofProvided, that this deed is subject to a condition and
reservation binding upon the party of the second part,
his heirs or assigns that no part shall be
second party, his heirs or assigns erect upon any
portion of Lot Nine in Block Twelve above described
a building to be used for residence purposes costing
less than \$20.00

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

And said Chas. E. Dent and Evangeline Dent his wifefor their heirs, executors or administrators, do hereby covenant, promise and agree to and with said part 2^d 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;and that they will warrant and forever defend the title to the same unto said part 2^d of the second part his heirs and assigns, against said part 1st 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 hand the day and year above written.Sign here Chas. E. DentEvangeline Dent

STATE OF OKLAHOMA, TULSA COUNTY, ss.

Before me, W. C. D. Counter, a Notary Public, in and for the said County and State,on this 8th day of February, A. D. 1914, personally appearedand Evangeline Dent to me known to be the identical persons who executed thewithin 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 March 24-1914 Seal W. C. D. Counter Notary Public.This instrument was filed for record on the 8 day of Feb, A. D. 1914, at 2 o'clock P. M.Fee, \$ By Seal H. B. Walker Register of Deeds.