

# DEED RECORD

427

## DEED—GENERAL WARRANTY

THIS INDENTURE, Made this Eighth day of March, A. D. 1911, between Chas. Matthews and Emma Matthews, husband and wife of Pottawatomie

Tulsa County, in the State of Oklahoma, of the first part, and John H. Bell, of Tulsa, County in the State of Okla. of the second part:

WITNESSETH, The said part 1st of the first part, in consideration of the sum of One Thousand and two hundred and fifty and no/100 and 1250.00 DOLLARS, the receipt whereof is hereby acknowledged, do 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:

Lot Two (2) Block Fifteen (15) located in the Original Townsite of Tulsa, Okla. and according to the "Official Plat" and "Government Survey" of said City of Tulsa, Oklahoma.

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

And said Chas. Matthews and Emma Matthews for their 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 they lawfully seized in their own right of an absolute and indefeasible estate of inheritance, in fee simple, of 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 Taxes for the year of 1911

and that they 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, or person whomsoever, lawfully claiming or to claim the same.

IN WITNESS WHEREOF, The said part 1st of the first part has hereunto set our hand the day and year above written.

Signature Chas. Matthews  
Emma Matthews

Pottawatomie  
STATE OF OKLAHOMA, TULSA COUNTY, ss.  
Before me, W. M. Newell a Notary Public, in and for the said County and State, on this 9th day of March, A. D. 1911, personally appeared Chas. Matthews and Emma Matthews husband and wife and they 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 1915 W. M. Newell Notary Public.

This instrument was filed for record on the 22 day of Mar, A. D. 1911, at 11:20 o'clock A. M.  
Fee, \$ Seal H. C. Wacker Register of Deeds.

By Deputy