

GENERAL WARRANTY DEED

THIS INDENTURE, Made this ____ day of ____

A.D., ____ between _____

_____ of _____ County, in the State of Oklahoma, of the first part, and

_____ of _____

the second part;

WITNESSETH, That said part ____ of the first part, in consideration of the sum of _____

_____ 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, _____ heirs and assigns, all of the following

described real estate, situated in _____ and State of Oklahoma, to-wit:

TO HAVE AND TO HOLD the same, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging to or in any wise appertaining, forever, subject to reservation of the oil, gas, coal and other minerals to the Osage Tribe of Indians by Act of Congress, June 28, 1906. (34 Stat. L. 539) and Acts amendatory thereof and supplementary thereto.

And said _____ for _____ heirs, executors or administrators do

_____ hereby covenant, promise and agree to and with said part ____ of the second part,

that at the delivery of these premises _____ lawfully

seized in _____ own rights 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 unencumbered of and from all former grants, titles, charges, judgments, taxes, assessments and encumbrances, of what nature and kind whatsoever _____

_____ and that _____ will warrant and forever defend the title to the same unto said part ____ of the second part, _____ heirs, and assigns, against said part ____ of the first part _____ their heirs, and all and every person whomsoever lawfully claiming or to claim the same.

IN WITNESS WHEREOF, The part ____ of the first part has _____ hereunto set ____ hand _____ the day and year first above written.

STATE OF OKLAHOMA, _____)
COUNTY OF _____) SS: _____
INDIVIDUAL ACKNOWLEDGMENT
Oklahoma Form

Before me, the undersigned, a Notary Public, in and for said County and State on this ____ day of _____, _____ personally appeared _____, who executed the within and foregoing instrument and acknowledged to me known to be the identical person _____, who executed the same as _____ free and voluntary act and deed for the uses and purposes therein set forth.

Given under my hand and seal the day and year last above written.

My commission expires _____, _____ Notary Public