

Mail tax statements to:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Doc Stamps \_\_\_\_\_

**WARRANTY DEED**

(Individual Grantor – With Survivorship – Surface Only)

THIS INDENTURE is made this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by and between \_\_\_\_\_ and \_\_\_\_\_, husband and wife / a single person(s) (circle one) (referred to herein as “Grantor” whether one or more), and \_\_\_\_\_ (referred to herein as “Grantee” whether one or more).

WITNESSETH, in consideration of the sum of Ten and No/100 Dollars and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor does hereby grant, bargain, sell and convey unto Grantees, not as tenants in common, but as joint tenants with the right of survivorship, and to the survivor of them, and to the heirs and assigns of such survivor, forever, all of the following described real estate situated in the County of \_\_\_\_\_, State of Oklahoma, to wit:

[insert legal description]

LESS AND EXCEPT all of the oil, gas and other minerals in and under and that may be produced from said property.

together with all of the improvements thereon and the appurtenances thereunto belonging, and warrants the title to the same.

TO HAVE AND TO HOLD said described premises unto Grantees jointly with right of survivorship, and to the survivor of them, and to the heirs and assigns of such survivor forever, free, clear and discharged of and from all former grants, charges, taxes, judgments, mortgages and other liens and encumbrances of whatsoever nature, except easements and building restrictions of record and special assessments not yet due.

Signed and delivered the date first above written.

\_\_\_\_\_

**ACKNOWLEDGMENT**

STATE OF )  
 )SS.  
COUNTY OF )

Before me, the undersigned, a Notary Public, in and for said County and State, on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, \_\_\_\_\_ and \_\_\_\_\_ husband and wife / a single person(s) (circle one) personally appeared, to me known to be the identical person who executed the within and foregoing instrument, and acknowledged to me that \_\_\_\_\_ executed the same as \_\_\_\_\_ free and voluntary act and deed, for the uses and purposes therein set forth.

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

My Commission Expires \_\_\_\_\_

\_\_\_\_\_  
Notary Public

\_\_\_\_\_  
(Seal)