

The New-England Print & Audit Co., Shawmut, Okla.

THIS INDENTURE, Made this 1st day of June A. D. 1922, between  
A. Y. Boswell Jr. and Lillian Maude Boswell husband and wife and Mattie Jane Boswell a widow  
of Tulsa Tulsa County, in the State of Oklahoma, party of the first part, and  
B. I. Grotkop party of the second part.

WITNESSETH: That in consideration of the sum of Sixteen Hundred Fifty and no/100

DOLLARS,  
the receipt whereof is hereby acknowledged, said part 188 of the first part, do by these presents, grant, bargain, sell and convey unto said part 7  
of the second part, his heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma,  
to-wit:

Lot Twenty Four (24) in Block One (1) in Boswell's Addition to the city of Tulsa,

Oklahoma, according to the recorded plat thereof. Party of the second part as a further  
consideration and condition of this deed assents and agrees by acceptance thereof, as follows  
that the lot or lots hereby conveyed shall not within a period of five years from this  
date be used for any other than residence purposes; that no residence that shall cost  
less than \$3500.00 shall be built on the lot or lots hereby conveyed; that no part of the  
lot or lots hereby conveyed shall ever be sold or rented or occupied by any person of  
African descent provided, however, that the building of a servants house to be used  
only by servant's of the owner or lessee of the lot or lots hereby conveyed, shall not  
be considered as a breach of the conditions hereof. Any violation of the foregoing  
condition and restriction by the party of the second part, his heirs or assigns shall  
work a forfeiture to all to title in and to said lots and that the above conditions  
and restrictions shall extend to and are hereby made obligatory upon party of the  
second part, his heirs and assigns forever.

INTERNAL REVENUE

\$ 2.00  
Cancell'd

TO HAVE AND TO HOLD THE SAME, Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in any  
wise appertaining, forever.

a widow for themselves

And said A. Y. Boswell Jr. and Lillian Maude Boswell husband and wife and Mattie Jane Boswell /  
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 presents that they are their lawfully seized in their  
own right of an absolute and indefeasible estate of inheritance in fee simple, of and in all and singular the above granted and described premises, with the  
appurtenances; that the same are free, clear and discharged and unincumbered of and from all former and other grants, titles, charges, estates, judgments,  
taxes and assessments and incumbrances of whatsoever nature and kind, EXCEPT

Taxes of every nature whatsoever.

and that they will warrant and forever defend the same unto the said part 7 of the second part, his heirs and assigns, against  
said part 7 of the first part, their heirs and assigns, and all and every person or persons whomsoever, lawfully claiming or to claim the  
same.

IN WITNESS WHEREOF, The said part 188 of the first part by hereunto set their hand 5 the day and year first above written.

A. Y. Boswell Jr

Lillian Maude Boswell

Mattie Jane Boswell

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, a Notary Public in and for said County and State on this 22nd  
day of June 1922, personally appeared A. Y. Boswell Jr

and Lillian Maude Boswell husband and wife and Mattie Jane Boswell a widow,  
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.

Witness my hand and the official seal the day and year last above written.

My commission expires June 10, 1924 (SEAL) Lois L. Gillespie Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record, this 27th day of June 1922, at 4:00 o'clock P. M.

Book 400, Page 640

Chas. Haley

Deputy.

(SEAL) O. D. Lawson

County Clerk