

a Notary Public, in and for the County and State aforesaid, personally appeared Lionel E. T. Aaronson and Cynthia T. Aaronson, his wife, to me known to be the identical persons 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.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, the day and year last above written.

(Seal) Thomas J. Burke. NOTARY PUBLIC.

My commission expires Sept. 30, 1925.

Filed for record in Tulsa County, Tulsa, Oklahoma, Aug. 24, 1922 at 1:45 O'clock P. M.

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By J. E. Dickson, Deputy.

(Seal) O. D. Lawson, County Clerk.

207256 COMPARED BY T. J. WOOD

WARRANTY DEED

INTERNAL REVENUE

\$ 3.00

This indenture, made this 23rd day of June, A. D. 1922, between ~~Lionel E. T. Aaronson~~ and Cynthia T. Aaronson, his wife, of Tulsa County, in the State of Oklahoma, of the first part, and W. C. Horn and Harry Onan, of the second part.

WITNESSETH: That the said Parties of the first part in consideration of the sum of Three Thousand Dollars (\$3,000.00), in hand paid, receipt whereof is hereby acknowledged, and further in consideration of the following covenants; which are a condition of this deed, and to which parties of the second part, their heirs, executors or administrators by accepting the deed consent and agree to keep inviolate, to-wit:

That the premises described herein shall not be used for other than residence purposes for a period of ten years from this date, and no Duplex house, Flat or Apartment shall be erected thereon during said period; that only one residence, (except necessary out-buildings and servants quarters), shall be erected on said premises; that no residence shall be erected on said premises to cost less than \$10,000.00; that the residence to be erected on said premises shall front the street on which the lot fronts and no building or part thereof, including porches, shall be erected on said premises within thirty feet of the property line adjoining any street on which said property fronts, and no outbuilding shall be erected on said premises within seventy feet from the front of the lot, or within twenty feet of any side street; that said premises shall never be conveyed to or occupied by persons of African descent, known as negroes, (provided, however that this shall not prevent negroes from occupying servants' quarters on said premises); that no permanent construction shall be built within three feet of the back or side property line of said premises, where sewers, gas mains, water mains, telephone or electric light lines may be located; that no bill boards or other means of advertising shall ever be erected or located upon said premises; that no residence shall be moved from other premises and permanently located on the premises herein described; do by these present, grant bargain, sell and convey unto said parties of the second part, their heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

A parcel of ground described as follows; Beginning at a point Seventy-five (75) feet West of the Southeast Corner and on the South line of Lot 8, Block 6, Sunset Park Addition to the city of Tulsa, Oklahoma, according to the recorded plat of said Addition, running thence in a Westerly direction along the South line of said lot, a distance of 39.1 feet to a tangent point on the South line of said lot, thence around a curve in a West and Northwesterly