

210990 GH

WARRANTY DEED RECORD No. 414

This indenture, Made this 11th day of October, A. D. 1922, between
Rachel A. Russell a widow,
of Tulsa County, in the State of Oklahoma, party of the first part, and
Alfaretta Miller and Sarah Jane Bradford, party of the second part.
Witnesseth: That in consideration of the sum of One dollar (\$1.00) and love and affection
the receipt whereof is hereby acknowledged, said part Y of the first part do ee by these presents grant, bargain, sell and convey unto said part 188
of the second part heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma,
to-wit:

Lot Thirteen (13) Block Two (2) Midway Addition to the city of Tulsa.
This conveyance is made subject to the following restriction which by the acceptance of this conveyance by the second parties, they hereby agree to perform, to-wit:
That after the death of the grantor herein, during the lifetime of Charlie P. Russell son of the grantor, the grantees herein will pay to him annually one-third (1/3)

of the net rents and profits from the aforesaid, property after first deducting all necessary expense of upkeep and maintenance, but upon the death of said Charlie P. Russell, then title in the grantees shall be free of any restriction of reservation whatsoever.

The grantees herein are hereby empowered in their judgment to sell and convey the aforesaid property free of the aforesaid restriction and reservation, but in that event said grantees shall invest the net proceeds from such sale and shall then account to the said Charlie P. Russell during his lifetime, for one-third (1/3) of the net rents and profits from such investment.

To Have And To Hold The Same, Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, forever.

And said Rachel A. Russell her
heirs, executors or administrators, do ee hereby covenant, promise and agree to and with said part 188 of the second part that at the delivery of these presents that she is her lawfully seized in her 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, judgment taxes and assessments and incumbrances of whatsoever nature and kind, EXCEPT.

INTERNAL REVENUE

11/11/22

Cancelled

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

In Witness Whereof, The said part y of the first part ha ee hereunto set her hand the day and year first above written

Rachel A. Russell

Tulsa
STATE OF OKLAHOMA, Tulsa County, ss.
Before me, the undersigned a Notary Public, in and for said County and State on this 11th
day of October, 1922, personally appeared
Rachel A. Russell a widow and
to me known to be the identical person who executed the within and foregoing instrument, and acknowledged to me that she
executed the same as her free and voluntary act and deed for the uses and purposes therein set forth.
Witness my hand and official seal the day and year last above written.
My commission expires Nov. 18- 1923 (SEAL) Ray S. Fellows Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.
Filed for record this the 11th day of Oct., 1922, at 4:00 o'clock P M.
F. Delman Book 414 page 625 Deputy (SEAL) O. D. Lawson County Clerk.