

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That B. G. Goble and Pearl A. Goble
his wife,

of Tulsa County, State of Oklahoma, part ies
of the first part, in consideration of the sum of One DOLLARS,
and other good and valuable considerations,
in hand paid, the receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey unto
Hattie A. Matthews of Tulsa

County, State of Oklahoma, part ies of the second part, the following described real property and premises, situate in Tulsa County,
State of Oklahoma, to-wit: The North forty feet of Lot 23, Block 2,
Pouder and Pomeroy Second Addition to the
City of Tulsa, Oklahoma, according to the
recorded plat thereof.

It is further understood and agreed that the following
covenants and agreements are a part of this contract and deed.

1. The above premises shall never be sold to a negro.
2. The main or enclosed part of any building shall be forty feet from the front lot line.
3. That no building for residence purposes of less than five rooms and breakfast room shall be constructed upon said premises.

INTERNAL REVENUE
\$ 1.50 Cancelled

together with all the improvements thereon and appurtenances thereunto belonging and warrant the title to the same.

To have and to hold said described premises unto the said part y of these second part her heirs and assigns
forever: free, clear and discharged of and from all former grants, charges, taxes, judgments, mortgages and other liens and encumbrances
of whatsoever nature.

except special assessments not now due.

Signed and delivered, this 25th day of January, 1923
Witnesses:

B. G. Goble

(SEAL)

Pearl A. Goble,

(SEAL)

ACKNOWLEDGMENT

STATE OF OKLAHOMA, Tulsa County, ss:

Before me, J. W. Whitney, a Notary Public in and for said County and State,
on this 25th day of January, 1923, personally appeared
B. G. Goble and Pearl A. Goble, his wife,

to me known to be the identical person B 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 official seal the day and year above set forth.

(SEAL)

My commission expires March 8, 1924.

(SEAL)

J. W. Whitney

Notary Public.

The foregoing instrument was filed for record on the 7 day of Feby., 1923 at 2:
o'clock P.M. Book 420, Page 444.

By Brady Brown, Deputy. (SEAL) O. G. Weaver, County Clerk
(SEAL)