

222631 C.M.J.

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Edwin J. Peebles, and Lora Peebles, his wife
of Tulsa County, State of Oklahoma, part V
of the first part, in consideration of the sum of One Thousand and No/100 DOLLARS,
in hand paid, the receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey unto
Muriel Patchin Lee of Tulsa
County, State of Oklahoma, part V of the second part, the following described real property and premises, situate in Tulsa County,
State of Oklahoma, to-wit:

Lot Four (4) Block One (1) Peebles Addition to the City
of Tulsa, according to the recorded plat thereof,

as a part of the consideration for said deed, second party
agrees that for a period of ten years said lot shall be
used for residence purposes only, that main part of the
house shall be not closer than thirty five (35) feet from
the front line of lot- not including porches- and that no
residence shall be erected costing less than \$3000.00,
and further agrees that said premises shall not be sold
or rented to or occupied by persons of African descent,
except that those of African descent in the capacity
of servants may use servants quarters which may be built
on the rear of said premises.

INTERNAL REVENUE
100
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 V of the 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.

Signed and delivered, this 21st day of February, 1923
Witnesses:

Edwin J. Peebles (SEAL)
Lora Peebles (SEAL)

ACKNOWLEDGMENT

STATE OF OKLAHOMA, Tulsa County, ss:
Before me, B. H. Johnston, a Notary Public in and for said County and State,
on this 21st day of February, 1923, personally appeared
Edwin J. Peebles
and Lora Peebles, his wife
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 official seal the day and year above set forth.
(SEAL) B. H. Johnston
My commission expires June 24, 1925. Notary Public.
The foregoing instrument was filed for record on the 23 day of Feb., 1923 at 3:30
o'clock P.M. Book 420. Page 515
By Brady Brown, Deputy, O. G. Weaver, County Clerk
(SEAL)