

COMPARED
WARRANTY DEED RECORD NO 422

211346 GH

This Indenture, Made this 16th day of October, A. D., 1922, between
Leone S. Miller and T. J. Miller her husband
of Tulsa County, in the State of Oklahoma, party of the first part and
John K. Cleary of Tulsa County State of Oklahoma party of the second part.

Witnesseth: That in consideration of the sum of One dollar and other valuable
considerations, ies DOLLARS,
the receipt whereof is hereby acknowledged, said part y of the first part do by these presents grant, bargain, sell and convey unto said part y
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:

East 114.5 feet of Lot One (1) in Block Three (3) Maple Heights Addition to the city of
Tulsa Oklahoma according to the official plat thereof, duly recorded in the office of
the Register of Deeds within and for Tulsa County, Oklahoma. The grantee herein, by
accepting this deed agrees that the lot or lots hereby conveyed shall not within a
period of ten years from April 26, 1920 be used for any other than residence purposes,
that no residence costing less than Five Thousand (\$5000.00) dollars, including
subsidiary buildings and improvements shall be built on the lot; that no building
or any part thereof, except steps or entrance approach without roof shall be built
or extend within 25 feet of the front lot line or closer than 25 feet of the
side street line and no garage servant's house or other subsidiary building shall
extend within ninety (90) feet of the front lot line or within 25 feet of the

of the side street line that no part of the lot, or lots hereby conveyed, shall ever
be sold or rented to or occupied by any person of African descent, known as Negroes.

provided, however, that the building or servants house to be used only by servants

of the owner or lessee of the lot or lots hereby conveyed shall not be considered as
a breach of the conditions hereof.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise
appertaining, forever.

And said Leone S. Miller and T. J. Miller her husband their
heirs, executors or administrators, do hereby covenant, promise and agree to and with said part y of the second part that at the delivery of these
presents that they are lawfully seized in their
own right of an absolute and indefeasible estate or 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, judg-
ments, taxes and assessments and incumbrances of whatsoever nature and kind, EXCEPT.

Unmatured installments of special assessments

INTERNAL REVENUE

\$ 6.50

Garned

and that they will warrant and forever defend the same unto the said part y of the second part his heirs and assigns
against said part ies 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 ies of the first part have hereunto set their hand s the day and year first above written.

Leone S. Miller

T. J. Miller

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, the undersigned

a Notary Public, in and for said County and State on this 16th
day of Oct., 1922, personally appeared

Leone S. Miller

and

T. J. Miller her husband

to me known to be the identical person s 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 official seal the day and year last above written.

My commission expires April 11, 1925 (SEAL) W. F. Nelson Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 18th

day of Oct., 1922, at 4:10 o'clock P. M.

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(SEAL) C. D. Lawson County Clerk.

F. Delman

Deputy.