

COMPARED  
WARRANTY DEED RECORD NO 422

71

211351 GH

This Indenture, Made this 1st day of October, A. D., 1922, between  
A. Y. Boswell Jr and Lillian Maude Boswell husband and wife and Lattie Jane Boswell a  
widow,  
of Tulsa County, in the State of Oklahoma, party of the first part and  
O. N. Bumgarner party of the second part.

Witnesseth: That in consideration of the sum of Twelve Hundred Twenty Five  
and no/100 DOLLARS,  
the receipt whereof is hereby acknowledged, said party of the first part do hereby presents grant, bargain, sell and convey unto said party 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:

Lot Three (3) in Block One (1) in Boswell's Addition to the city of Tulsa, Oklahoma,  
according to the recorded plat thereof.  
Party of the second part as further consideration and condition of this deed assents and  
agrees by acceptance thereof, as follows; that the lot or lots hereby conveyed shall not  
within a period of five years from this date, be used for any other than residence pur-  
poses; that no residence that shall cost less than \$3500.00 shall be built on the lot  
or lots hereby conveyed, that no part of the lot or lots hereby conveyed shall ever be  
sold or occupied by any person of African descent, provided, however that the bldg. of  
a servants house to be used only servants of the owner or lessee of the lot or lots here-  
by conveyed, shall not be considered as a breach of the conditions hereof. Any violation  
of the foregoing condition and restriction by the party of the second part, his heirs or  
assigns shall work a forfeiture to all title in and to said lots, and that the above  
conditions and restrictions shall extend to and are hereby made obligatory upon party  
of the second part, his heirs and assigns forever.

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 A. Y. Boswell and Lillian Maude Boswell husband and wife and Lattie Jane Boswell  
heirs, executors or administrators, do hereby covenant, promise and agree to and with said party of the second part that at the delivery of these  
presents that he is lawfully seized in his 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, judg-  
ments, taxes and assessments and incumbrances of whatsoever nature and kind, EXCEPT

Unmatured special and general taxes of ever nature whatsoever.

INTERNAL REVENUE  
\$ 130  
Cape

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

A. Y. Boswell Jr  
Lillian Maude Boswell

Lattie Jane Boswell

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, B. I. Grotkop a Notary Public, in and for said County and State on this 1st  
day of October 1922, personally appeared A. Y. Boswell Jr and Lillian Maude Boswell  
husband and wife and Lattie Jane Boswell a widow,  
they  
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 last above written.

My commission expires Oct. 4th 1924 (SEAL) B. I. Grotkop Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this 18th day of Oct. 1922, at 4:15 o'clock P. M.

Book No. 422, Page No. 71 (SEAL) O. D. Lawe cn County Clerk.

F. Delman Deputy.