

receipt whereof is hereby acknowledged, the said parties of the first part do by these presents, grant, bargain, sell and convey unto the said parties of the second part, their heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

South One hundred (100) feet of Lot Nine (9), Block Two (2),

Swan Park Addition, City of Tulsa, Oklahoma.

And in consideration aforesaid, the parties of the first part, being the owners of Lot Twenty (20) in said Block, which is devoted to dwelling house purposes, said first above described lot is hereby restricted to such dwelling house purposes, and no apartment or business building shall be constructed or used thereon, and there shall not at any time be erected or placed thereon any buildings or other construction except a dwelling house, and the cost of said dwelling house shall not be less than Seventy-five hundred (\$7,500.00) Dollars; and this covenant of the parties hereto shall run with the land. The parties of the first part covenant with the parties of the second part that they will not, from the date hereof, erect or place any buildings or other construction on Lot Twenty (20) in said Block so as to obstruct the view of the parties of the second part. The parties of the second part further reserving unto the parties of the first part, their heirs, executors or administrators, the right to a ^htr^hech or a ditch and to lay pipes therein, and to maintain, operate, repair and remove all gas or water pipes through and over and along the East line of the aforesaid described premises.

TO HAVE AND TO HOLD THE SAME, together with all and singular the tenements, hereditaments, and appurtenances thereto belonging or in any wise appertaining forever.

And said parties of the first part, their heirs, executors or administrators, do hereby covenant, promise and agree to and with said parties of second part, at the delivery of these presents that they are lawfully seized in their 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, judgments, taxes, assessments and encumbrances of whatever nature and kind, Except all taxes and assessments, which may become due from this date, which the parties of the second part agree to assume, and that the parties of the first part will Warrant and Forever Defend the same unto the said parties of the second part, their heirs or assigns, against said parties of first part, their heirs or assigns, and all and every person or persons whomsoever claiming or to claim the same.

IN WITNESS WHEREOF, The said parties of first part have hereunto set their hands the day and year first above written.

S. C. Clover

Amy B. Clover

STATE OF OKLAHOMA, COUNTY OF TULSA: ss.

Before me, a Notary Public in and for said County and State, on this 4th day of October, 1922, personally appeared S. C. Clover and Amy B. Clover, his wife, to me known to be the identical persons 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 May 13, 1926. (Seal)

E. W. Hance, Notary Public.