

nature and kind, except special assessments which are not now delinquent and except for a five-foot easement as set forth in the Dedication of said Addition, and that they will warrant and forever defend the same unto the said parties of the second part, their heirs and assigns, against said parties of the first part.

This conveyance is given subject to the following conditions and restrictions: That no residence shall be erected thereon less than two stories in height, costing less than \$10,000.00, inclusive of other subsidiary buildings and improvements on such lot; that the main portion of the residence built thereon, except open porches, shall not be built or extend within Forty (40) feet from the front lot line, or within twelve (12) feet from a side street line; that the lot or lots hereby conveyed shall not, within a period of ten (10) years from this date, be used for business, apartment house, or any other than residence purposes; that only one residence shall be built on one lot; that no part of the lot or lots conveyed shall ever be sold or rented to or occupied by any persons of African descent, commonly known as negroes, except that the building of a servants' house to be used only by the servants of the owners of the lot or lots hereby conveyed shall not be considered as a breach of the condition hereof. Any violations of the foregoing conditions and restriction by the grantees, their heirs or assigns, shall work a forfeiture to all title in and to and are hereby made obligatory upon the parties of the second part, their heirs and assigns, forever, together with all and singular, the hereditaments and appurtenances hereunto belonging.

IN WITNESS WHEREOF, The parties of the first part have hereunto set their hands and seals on the date first above given.

Theodore Cox

Bessie W. Cox

State of Oklahoma,)
County of Tulsa.) SS.

ACKNOWLEDGMENT

Before me, the undersigned, a Notary Public within and for Said County and State, on this 14th day of November, 1922, personally appeared Theodore Cox and his wife, Bessie W. Cox, to me known to be the identical persons who executed the above 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.

In Witness Whereof, I have hereunto subscribed my name and affixed my notarial seal this the day and year last above written.

(SEAL) T. McCollister, Notary Public.

My commission expires Jan. 30, 1926.

Filed for record in Tulsa, Tulsa County, Oklahoma. Nov. 14, 1922 at 11:30 o'clock A.M. and recorded in book 430 at page 188.

By F. Delman, Deputy

(SEAL) O. J. Lawson, County Clerk

213681 m b h COMPARED ASSIGNMENT OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS:

That Gum Brothers Company, a corporation, the mortgagee named in a certain real estate mortgage executed by Samuel W. Brown, and Jennie E. Brown, his wife, on the 4th day of May, 1914, upon the following described real estate in Tulsa County, State of Oklahoma, to-wit: