

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 incumbrances, of whatsoever nature and kind, except any taxes that are now due or that may hereafter become due and also any special improvements, taxes, and it is further agreed between the parties hereto that this lot is sold for residence purposes only and no dwelling shall be erected to cost less than twelve thousand five hundred (\$12,500.00) dollars, and no part of which shall be nearer the front lot line than seventy five (75) feet. And that said Corporation, will warrant and forever defend the same unto said party of the second part, his heirs, executors or administrators, against said party of the first part, their successors or 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 hereto has caused these presents to be signed in its name by its president, and the corporate seal to be affixed, attested by its Secretary at Tulsa, Oklahoma, the year and day first above written.

(Corp. Seal) Terrace Drive Company,

Attest: J. O. Osborn, Sec'y.

By J. M. Gillette, President.

State of Oklahoma)
Tulsa County) SS

Before me, the undersigned, a Notary Public in and for said county and State, on this 26th day of September, 1922, personally appeared J. M. Gillette, to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument as its President, and acknowledged to me that he executed the same as his free and voluntary act and deed, and as the free and voluntary act and deed of such corporation, for the uses and purposes therein set forth.

Witness my hand and official seal the day and year above written.

My commission expires January 11, 1926.

(SEAL) C. B. Walker, Notary Public.

Filed for record in Tulsa County, Okla. on Nov. 10 1922, at 4:25 P.M. and duly recorded in book 451, page 221, by F. Delman, Deputy, (SEAL) O. D. Lawson, County Clerk.

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COMPARED

WARRANTY DEED.

INTERNAL REVENUE

Cancelled

This indenture, made this 5th day of October, A.D. 1922, between H. P. McKalip and Appiee McKalip, his wife, of Tulsa County, in the State of Oklahoma, of the first part, and H. E. Hanna of the second part.

Witnesseth: That the said parties of the first part, in consideration of the sum of one dollar and other good and valuable considerations, the receipt whereof is hereby acknowledged, and the further consideration and as a condition of this deed to which the grantee herein by accepting this deed assent and agrees; that the lot or lots hereby conveyed shall not within a period of ten years from this date be used for any other than residence purposes, that no residence that shall cost less than \$6000.00 including subsidiary buildings and improvements shall be built on the lot or lots hereby conveyed; that one residence only shall be built on said lots; that no building or any part thereof except steps or entrance approach without roof shall be built or extend within 30 feet of the front lot line or closer than - - - feet of the side street line and no garage, servants' house or other subsidiary buildings shall extend within ninety feet of front lot line or within twenty-five feet 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 of 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