

COMPARED
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WARRANTY DEED RECORD NO. 437

This Indenture, Made this 10th day of February, A. D., 1923, between
C. H. Overton,
 of Tulsa, County, in the State of Oklahoma, ~~xxxx~~ of the first part and
P. B. Johnson, ~~xxxxxx~~ of the second part.
 Witnesseth: That in consideration of the sum of Four Hundred Fifty
----- DOLLARS,
 the receipt whereof is hereby acknowledged, said part y of the the first part do as 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:

Lot Thirteen (13) in Block Four (4) in Meadow Brook
 Addition to the City of Tulsa, Oklahoma, according to
 the recorded plat thereof.

It is understood that the buyer, their heirs or assigns, shall never convey or rent the above premises to any negro or person of African descent, except that household servants may be permitted to live in the buildings on said premises when employed by the occupant thereof and if the said buyer their heirs or assigns violate this clause, then their ownership and rights in said premises shall terminate and the said premises and all improvements thereon shall revert to the seller, their heirs and assigns, who shall become the owner thereof and be entitled to immediate possession, and they may re-enter and take possession in any legal manner.

This lot has never been used by C. H. Overton, as a homestead.
 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 C.H.Overton, his
 heirs, executors or administrators, do as hereby covenant, promise and agree to and with said part y of the second part that at the delivery of these presents that he lawfully seized in his
 own right of an absolute and indefensible 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 and assessments and incumbrances of whatsoever nature and kind, EXCEPT.

Taxes for the year 1922.

INTERNAL REVENUE
 \$ 50
 RECEIVED

and that he will warrant and forever defend the same unto the said part y of the second part his heirs and assigns against said part y of the first part, his heirs and assigns, and all and every person or persons whomsoever, lawfully claiming or to claim the same.

In Witness Whereof, The said part y of the first part ha s hereunto set his hand the day and year first above written.

C.H. Overton,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, H.M. Price a Notary Public, in and for said County and State on this 10th
 day of February 1923, personally appeared C.H. Overton,
and

to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that he
 executed the same as his 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 Jan. 15th, 1925. (SEAL) H.M. Price, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this 5 day of Mar., 1923, at 10; o'clock. A.M.
 Book No. 437, Page No. 144 (SEAL) O.G. Weaver, County Clerk.
Brady Brown, Deputy.