

#224866 NS

This Indenture, Made this 16th day of March, A. D., 192 3, between
Chas. T. Abbott, a single amn and Chas. T. Abbott, Trustee,
of Tulsa, County, in the State of Oklahoma, party of the first part and
Catherine P. Monroy, party of the second part.

Witnesseth: That in consideration of the sum of Five Hundred \$500.00 DOLLARS,
the receipt whereof is hereby acknowledged, said parties of the the first part do Y by these presents grant, bargain, sell and convey unto said part Y
of the second part her heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

INTERNAL REVENUE
\$ 50 Collected

Lot Thirteen (13), Block Nine (9), East
Lawn Addition to Tulsa, Oklahoma; according
to the recorded plat thereof as filed for
record in the office of the County Clerk
within and for Tulsa County, Oklahoma.

This lot is sold for residence purpose only and the minimum
cost of such dwelling shall be Thirty-five hundred (\$3500.00
dollars when completed and no part of such dwelling shall be
nearer the front lot line than 35 feet. It is agreed that
this lot shall never be sold to or occupied by a negro.

To Have and To Hold the Same, Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise
appertaining, forever. Chas. T. Abbott, a single man and Chas. T. Abbott, Trustee, their
And said Chas. T. Abbott, a single man and Chas. T. Abbott, Trustee, their
heirs, executors or administrators, do Y hereby covenant, promise and agree to and with said part Y of the second part that 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 ap-
purtenances; 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.

and that they will warrant and forever defend the same unto the said part Y of the second part her heirs and assigns
against said part Y 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 part 123 of the first part ha VE hereunto set their hand 2 the day and year first above written.

Chas. T. Abbott,

Chas. T. Abbott, Trustee,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, Guy W. Settle, a Notary Public, in and for said County and State on this

day of March, 192 3, personally appeared Chas. T. Abbott, a single man, and Chas. T. Abbott, Trustee,

to me known to be the identical persons 2 who executed the within and foregoing instrument and acknowledged to me that they

executed the same as their own 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 June 15th, 1926. (SEAL) Guy W. Settle, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 19 day of Mch., 192 3, at 10; o'clock A. M.

Book No. 437, Page No. 411 (SEAL) O. G. Weaver, County Clerk.

Brady Brown, Deputy.