

WARRANTY DEED RECORD NO. 437

#225400 NS

This Indenture, Made this 9th day of March, A. D., 1923, between

Daniel Seltzer and Alice E. Seltzer, his wife,

of Huron County, in the State of Ohio, party of the first part and

J. R. League, party of the second part.

Witnesseth: That in consideration of the sum of Seven Hundred & Fifty. (\$750.00) DOLLARS,

the receipt whereof is hereby acknowledged, said part 1st the first part do 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 Twelve (12), Block Five (5) Ohio Place
Addition to Tulsa, Okla., 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 purposes only and the minimum
cost of such dwelling shall be Twenty-five Hundred (\$2500.00) dollars
when completed and no part of such dwelling shall be nearer the front
line than twenty feet (20). It is agreed that this lot shall never be
occupied by or sold to 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.

And said Daniel Seltzer and Alice E. Seltzer, his wife, their
heirs, executors or administrators, do 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 indefensible 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 his 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 1st of the first part ha. Ve hereunto set their hand & the day and year first above written.

Daniel Seltzer,

Alice E. Seltzer,

Ohio,
STATE OF OKLAHOMA, Huron, County, ss.

Before me, B. B. Hathaway, a Notary Public, in and for said County and State on this 9th

day of March 1923, personally appeared Daniel Seltzer and Alice E. Seltzer,

his wife, XXXX

to me known to be the identical person 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 Aug. 29, 1924. (SEAL) B. B. Hathaway, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 22 day of Mar. 1923, at 4:40 o'clock P. M.

Book No. 437, Page No. 493 (SEAL) O. G. Weaver, County Clerk.

Brady Brown, Deputy.