

COMPARED

further consideration of the agreement between the parties hereto, for themselves, their heirs, successors and legal representatives, that intoxicating liquors shall never be manufactured, sold or otherwise disposed of, as a beverage, in any place of public resort, in and upon the premises hereby granted, or any part thereof, and the express reservation to the Seller, his heirs and assigns, that in case that any of the conditions concerning intoxicating liquors are broken by the Purchaser, his heirs, successors, assigns, or legal representatives, then this deed shall become null and void and all right, title and interest in and to the premises hereby conveyed, shall revert to the said Sand Springs Home, its successors and assigns, and the Purchaser, by accepting this deed for himself, his heirs, executors, administrators, successors and assigns, consents and agrees to this reservation and condition, as well as to the reservation, conditions, and agreements hereinafter set out, the said Seller further, excepting and reserving unto himself, his heirs and assigns, the oil, gas, fire clay, coal and all other minerals lying in and under the premises herein after described, does hereby bargain, sell, convey, and confirm unto the Purchaser, his heirs, successors and assigns, forever, the following described premises, situated in the Town of Sand Springs, County of Tulsa, State of Oklahoma, to-wit:

Lot twenty-three (23) block thirty-nine (39) in Oak Ridge Second Addition to the City of Sand Springs, according to the recorded plat thereof.

Said grantee as a part of the consideration agrees that she will use said premises as her home during the remainder of her life and will not sell nor incumber same without the written consent of the grantor, if living; or the trustees of the Sand Springs Home, after grantor's death. Any violation of this provision shall cause said premises to revert to said Sand Springs Home. This provision is applicable during the lifetime of grantee only, and at her death said premises shall descend to her heirs, devisees or legatees free and clear from the restrictions of this paragraph.

according to the recorded plat of Sand Springs, made by W. H. Hendren, Civil Engineer, and certified under date of 17th of June, 1911, and recorded in the office of Register of Deeds Tulsa County, Oklahoma, on the 19th day of July, 1911.

TO HAVE AND TO HOLD the same, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, and warrant the title to the same, unto the said purchaser, his heirs, successors and assigns, forever, subject nevertheless to the conditions and reservations and agreements hereinbefore and herein after set forth, according to the true intent and meaning thereof.

And the Seller, for himself and his heirs and assigns, does hereby covenant, promise and agree to and with the purchaser, his heirs, executors, administrators, successors and assigns, that the said premises are free, clear and discharged of and from all former grants, charges, except for improvements as hereinafter stated, taxes, judgements, mortgages and other liens and encumbrances of whatsoever nature and kind. And the said purchaser for himself, his heirs, successors and assigns, does further covenant and agree to and with the seller, his assigns, as follows:

First: That the purchaser, his heirs, successors or assigns, shall not at any time, erect, make or permit or suffer upon the premises hereby conveyed, any milkman's stables, piggery, slaughter house, tallow candlery, nor any manufactory for the making of gun powder, glue, varnish, ink turpentine, or for the boiling of bones, or for the dressing, tanning, or preparing of skins, hides, or leather, or for any distillery or brewery, oil or lamp-black factory, or any dangerous, noxious or unwelcome establishment, business, or trade