

third parties, and which said deed is duly recorded in the office of the county clerk in and for Tulsa county, in book 258 at page 441, thereof; and, ~~UNCOMPARED~~

WHEREAS, Warrend D. Abbott, one of the parties of the second part, owns approximately four (4) acres of land, located in the said South half of the Northeast quarter of Section 13, Township 19 North, Range 12 East, said tract being particularly described as follows:

BEGINNING at a point thirty (30) feet West of the center line of Pearl (now known as Peoria) Avenue, and four hundred ninety (490) feet South of the center line of the street shown on the Official Plat of Sunset Park Addition to the city of Tulsa, Oklahoma, as Twenty-third Street; thence West on a line parallel to the said Twenty-third Street, a distance of 435.6 feet; thence South on a line parallel to the said Pearl (Peoria) Avenue, a distance of four hundred (400) feet; thence East on a line parallel to the said Twenty-third Street, a distance of 435.6 feet; thence North on a line parallel to said Pearl (Peoria) Avenue, a distance of four hundred (400) feet, to a point of BEGINNING, containing four (4) acres, more or less.

title to which he acquired by warranty deed from one R. E. Fuller, who acquired title thereto by warranty deed dated May 5, 1919, executed by said Aaronsons to him, the said R. E. Fuller, which latter deed created and imposed certain building restrictions affecting and covering the said four acre tract, and certain other lands owned by third parties, hereinafter described, said latter deed being duly recorded in the office of the county clerk in and for Tulsa county, Oklahoma, in book 268 at page 41, thereof; and,

WHEREAS, third party is the owner of all of the following described lands, situate in Tulsa county, Oklahoma:

All that part of the South half of the Northeast quarter of Section 13, Township 19 North, Range 12 East, lying East of the right of way of the Midland Valley Railroad, except the one acre tract owned by the said C.H. Sweet, above described, and except the four acre tract owned by the said Warren D. Abbott, above described,

and which said last mentioned deed is subject to the rights and claims arising by virtue of the terms of the said warranty deeds executed by the said Aaronsons to the said C. H. Sweet and R. E. Fuller, and subject to the building restrictions contained in the two last mentioned deeds; and,

WHEREAS, the party of the third part has platted its said lands, including the lands of second parties, subdividing the same into lots and blocks, designating the same as SUNSET TERRACE, an addition to the city of Tulsa, which said plat is to be filed in the office of the county clerk in and for Tulsa County, Oklahoma; and,

WHEREAS, all the parties hereto desire that all building restrictions contained in, created or imposed by the said deed to C. H. Sweet, and the said deed to R. E. Fuller, be annulled, cancelled and set aside, and, in lieu thereof, the parties hereto have agreed to create and impose certain building restrictions hereinafter set out:

NOW, THEREFORE, in consideration of the mutual promises and agreements herein contained to be performed by the parties hereto, as herein set out, and the performance and observance thereof by all the parties, it is STIPULATED and AGREED as follows, to-wit:

FIRST: All building restrictions of whatever nature, kind or character contained in, created or imposed by the said deed of May 1st, 1919, to C. H. Sweet, and the said deed of May 5th, 1919, to R. E. Fuller, be and the same are hereby annulled, vacated and set aside and all of the lands affected or covered thereby are hereby declared to be free from each