

Filed for record at Tulsa, Tulsa County, Oklahoma, May 2nd, 1923 at 2:00 O'clock P.M. and
and recorded in Book 441 Page 463

By Brady Brown - Deputy

(SEAL)

O. G. Weaver - County Clerk.

829241-ACM

WARRANTY DEED - SPECIAL

INTERNAL REVENUE
250

THIS INDENTURE, Made and entered into this 27th day of April, 1923 between Charles Page
of Sand Springs, Oklahoma, of the first part, and hereinafter designated the Seller, and
Charles Harrison, of the Second Part, hereinafter designated the Purchaser.

WITNESSETH:

THAT WHEREAS, said Charles Page, is the founder of Sand Springs Home, located in the
County of Tulsa, State of Oklahoma, and in the vicinity of the lands hereinafter described,
and has incorporated the same as an eleemosynary corporation under the laws of the State
of Oklahoma, and

NOW, for and in consideration of the sum of TWENTY FIVE HUNDRED & NO/100 (2500.00)
Dollars, in hand paid, the receipt of which is hereby acknowledged, and also for the fur-
ther consideration of the agreement between the parties hereto, for themselves, their
heirs, successors and legal representatives, that intoxicating liquors shall never be man-
ufactured, 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 in-
toxicating 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 in-
terest 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 e
heirs, executors, administrators, successors and assigns, consents and agree to this re-
servation and condition, as well as to the reservation, conditions, and agreements herein-
after 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 hereinafter 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:

Lots Number Eleven (11) and Number Twelve (12) Block Number
Five (5) in the EAST RIDGE ADDITION to the City of SAND SPRINGS,
OKLAHOMA.

These premises are restricted to residence purposes only, to cost less than Five
thousand Dollars (\$5000.00) to be at least Five (5) rooms, and to be erected at least Twenty
Five Feet (25) from the West Property line.

Purchaser to pay any and all taxes and assessments levied by public authority
that may become a lien on said premises after the expiration of the year 1922, according to
the recorded plat and recorder in the office of Register of Deeds, Tulsa County, Oklahoma,

TO HAVE AND TO HOLD the same, together with all and singular the tenements, heredita-
ments 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
hereinafter set forth, according to the true intent and meaning thereof.

And the Seller, for himself, and his heirs and assigns, does hereby covenant, pro-
mise 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, and charges, except from for improvements as hereinafter stated, taxes, judgments,