

Said first parties waive notice of election to declare the whole debt due as above stated.

IN WITNESS WHEREOF, The said first parties have hereunto set their hands the day and year above written.

Dan Clifton

Mrs. Dan Clifton

STATE OF OKLAHOMA,)
) SS.
TULSA COUNTY,)

Before me, C. V. Baker a Notary Public, in and for said County and State on this 29th day of June 1923, personally appeared Dan Clifton and Mrs. Dan Clifton to me known to be the identical person who executed the within and foregoing instrument, and acknowledged to me that he executed the same as free and voluntary act and deed, for the uses and purposes therein set forth.

Witness my hand and official seal the day and year above set forth.

My Commission expires July 3rd 1924

(SEAL)

C. V. Baker Notary Public.

Filed for record in Tulsa County, Tulsa Oklahoma, June 29, 1923 at 1:20 o'clock P. M. in Book 451, page 610

By Brady Brown, Deputy

(SEAL)

O. G. Weaver, County Clerk

234615 C.J.

COMPARED

WARRANTY DEED

THIS INDENTURE, Made this 22nd Day of June, A. D. 1923, between C. H. TERWILLEGER and MARY A. TERWILLEGER, his wife, of Tulsa County, State of Oklahoma, parties of the first Part, and John R. Ramsey Party of the Second Part.

INTERNAL REVENUE

\$ 2.00

Cancelled

WITNESSETH:

That Parties of the First Part, in consideration of the sum of one Dollar and other valuable considerations Dollars (\$1.00), and for the further considerations hereinafter set out, do hereby grant, bargain, sell and convey unto the said Party of the Second Part, his heirs and assigns, all the following described lands situated in Tulsa County, Oklahoma to-wit:

Lot Five (5) in Block Seven (7) in Terwilleger Heights, an Addition to the City of Tulsa, Oklahoma, according to the recorded plat thereof,

As part of the consideration for this sale and conveyance, the parties hereto covenant as follows: The lands herein described shall not be used for other than residence purposes for a period of fifteen years from this date, and no duplex house, flat, or apartment house shall be erected thereon during said period; and that only one residence, except necessary out-buildings and servant's quarters, shall be erected on said premises; and that no residence shall be erected on said premises to cost less than Eight Thousand Five Hundred Dollars (\$8,500.00); and all residences shall front the street on which the lot fronts, and no building or parts thereof, including porches, shall be erected on said premises within 27 feet of the property line adjoining any street on which said lot fronts; and no out-buildings shall be erected on said premises within 70 feet from the front of the lot or within feet of any side street; and that said premises shall never be conveyed to or occupied by persons of African descent, commonly known as negroes; provided, however, that this shall not prevent negroes from occupying servants quarters on said premises; and that no permanent structures shall be built upon the four (4) foot strip of ground hereinafter described as being subject to a public service easement; and no billboards or other instruments of advertising shall ever be erected or located upon said premises and no residence shall be moved from other premises and permanently located on the lands herein described, This lot further res-