

Filed for record at Tulsa, Tulsa County, Oklahoma, July 6, 1923 at 9:30 o'clock A.M. and recorded in Book 457 Page 622

By Brady Brown - Deputy

(SEAL) O. G. Weaver - County Clerk.

235099-ACM

COMPARED

TRUSTEE'S DEED

WHEREAS, On the 2nd day of May, 1910, David McHodge and Nellie Hodge, his wife, parties grantor executed and delivered to the UNION TRUST COMPANY, a corporation of the City of Tulsa, Tulsa County, Oklahoma, as trustee, a deed of trust, to the property therein described, known as the

Southeast Quarter (S.E. $\frac{1}{4}$) of the Southwest Quarter (S.W. $\frac{1}{4}$) of Section Six (6) Township Nineteen (19) North, Range Thirteen East (13 E) of the Indian base and meridian, lying and being situate in Tulsa County, Oklahoma,

which deed was, on the 5th day of May, 1910, recorded in the office of the Register of Deeds, of Tulsa County, Oklahoma, in Book 81, at Page 192, in which deed the parties grantor covenanted and agreed to warrant and defend the title to said property, and every part and parcel thereof, to and unto all persons, firms or corporations to whom the said UNION TRUST COMPANY its successors or assigns, any as such trustee, convey, the same, against the claims of all persons whomsoever and did in said deed, ratify and confirm all acts which the said Trust Company might do thereunder, and

WHEREAS, By virtue of the authority vested in it under said Deed of Trust, the said UNION TRUST COMPANY, re-subdivided said forty (40) acres of land into Blocks and Lots, known as Park Dale Addition to the City of Tulsa, Tulsa County, Oklahoma, the amended plat of said Addition, being recorded in the office of the Register of Deeds for the County of Tulsa, State of Oklahoma, on the 11th day of January, 1911, at 2:30 o'clock P.M.;

NOW THEREFORE, This indenture made this 15th day of February 1911, between the UNION TRUST COMPANY, as such Trustee, party of the first part, in pursuance of the powers conferred upon it by said deed of trust and A. H. Nichols of Tulsa County, State of Oklahoma, party of the second part,

WITNESSETH: That for and in consideration of the sum of One Hundred 00/100 DOLLARS the receipt whereof is hereby acknowledged, the party of the first part, as such Trustee, has granted, bargained, sold and conveyed and by these presents does grant, bargain, sell and convey unto the part of the second part, his heirs and assigns, the following described real property, lying and situate in the Park Dale Addition to the city of Tulsa, Tulsa County, Oklahoma, to-wit:

Lots 5 & 6, Block 3 according to the amended plat thereof, together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

TO HAVE AND TO HOLD the same unto the said party of the second part, his heirs and assigns, forever, provided, always, that this grant, and the covenants herein contained, are subject to a condition and reservation binding upon the parties, their heirs or assigns, that neither the party of the second part, nor his heirs, executors, administrators or assigns, or any person claiming under him, shall ever sell or rent said property, or any part thereof, to a negro or any person of African descent; but this provision shall not be construed to prohibit the erection and use of such servant house or houses thereon as shall be necessary to be used in connection with any residence erected on said premises for white persons.

Should the party of the second part, his heirs, executors, administrators, or assigns, or any other person claiming under him, violate any of the provisions hereof, the title