

[COMPARED]

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WARRANTY DEED RECORD No. 459.

38510 Crane & Company, Tulsa

This Indenture, Made this 16th day of June, A. D. 1923, between
Daniel Seltzer and Alice E. Seltzer, his wife,
of Huron County, in the State of Ohio, party of the first part, and
Hugh Gary party of the second part.

Witnesseth: That in consideration of the sum of Seven Hundred (\$700.00) -----
----- DOLLARS,
the receipt whereof is hereby acknowledged, said part ies of the first part do ----- by these presents grant, bargain, sell and convey unto said
part y of the second part their heirs and assigns, all of the following-described real estate, situated in the County of Tulsa, State of
Oklahoma, to wit:

Lot number Twenty (20), in Block numbered Five (5)
Ohio Place Addition to Tulsa, Oklahoma; according
to the recorded plat thereof, as filed for
record in the office of the County Clerk within and
for Tulsa County, Oklahoma.

This lot is sold for Residence purpose only and the
minimum cost of such dwelling shall be Twenty-five hundred
(\$2500.00) dollars when completed and no part of such
dwelling shall be nearer the front lot line than twenty
(20) feet. It is agreed that this lot shall never be sold
to or occupied by a negro.

INTERNAL REVENUE
\$ 4 / 10 Canceled

To Have and To Hold the Same, Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise
appertaining, forever.

And said Above parties of the first part, their
heirs, executors or administrators, do hereby covenant, promise and agree to and with said part y of the second part that at the delivery of
these presents that they are lawfully seized in their
own right of an absolute and indefeasible estate of inheritance in fee simple, of and in all and singular the above granted and described premises,
with the appurtenances; that the same are free, clear and discharged and unincumbered of and from all former and other grants, titles, charges,
estates, judgments, taxes and assessments and incumbrances of whatsoever nature and kind, EXCEPT:

and that they will warrant and forever defend the same unto the said part y of the second part his heirs and assigns
against said part y of the first part, their heirs and assigns, and all and every person or persons whomsoever, lawfully claiming
or to claim the same.

In Witness Whereof, The said parties of the first part have hereunto set their hand s the day and year first above written.

Daniel Seltzer,

Alice E. Seltzer,

STATE OF ~~NEW YORK~~ Ohio, Huron County, ss.

Before me, B.B. Hathaway a Notary Public, in and for said County and State, on this 16
day of June, 1923, personally appeared Daniel Seltzer and Alice E. Seltzer,
his wife, ~~xxx~~
to me known to be the identical person ■ who executed the within and foregoing instrument, and acknowledged to me that they
executed the same as their free and voluntary act and deed for the uses and purposes therein set forth.

Witness my hand and official seal the day and year last above written.

My commission expires Aug. 29, 1924. (SEAL) B.B. Hathaway, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this 19 day of June, 1923, at 10:30 o'clock A.M.
Book No. 459, Page No. 546 (SEAL) O.G. Weaver, County Clerk.
Brady Brown, Deputy.