

55510 Crane & Company, 10 Park

This Indenture, Made this 9th day of May, A. D. 1923, between  
Chas. P. Yadon and Eva L. Yadon, his wife,  
Tulsa, County, in the State of Oklahoma, party of the first part, and  
Barbara E. Turney, party of the second part.

Witnesseth: That in consideration of the sum of Three Hundred Fifty and 00/100 DOLLARS,  
the receipt whereof is hereby acknowledged, said parties of the first part do hereby 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 Numbered Four hundred thirty eight (438) of the  
Re-Subdivision of Lots 11,12,13,14, and 15, Block Two  
(2) Rodgers Heights Subdivision, Tulsa County, Oklahoma,  
according to the recorded plat thereof.

It is further covenanted and agreed by the parties hereto that the following  
covenant shall be a limitation in warranty deed, to-wit; 1st. that no resid-  
ence shall be erected on said premises within one hundred ten (110) feet of  
front line of lot, which shall cost less than \$2000.00. 2nd. That said premises  
shall never be sold to a negro. 3rd., that no building shall be erected within  
30ft. of the lot line facing street.

Any violation of the above restrictions will in itself work a forfeiture of  
this conveyance and the property herein described shall in that event revert  
to the party of the first part upon demand.

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 Chas. P. Yadon and Eva L. Yadon, his wife, 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:

1922 taxes.

INTERNAL REVENUE  
50  
Cancelled

and that they will warrant and forever defend the same unto the said part y of the second part her 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 part ies of the first part ha ve hereunto set their hand s the day and year first above written.

Chas. P. Yadon  
Eva L. Yadon,

STATE OF OKLAHOMA, Tulsa, County, ss.  
Before me, the undersigned, a Notary Public, in and for said County and State, on this 9th  
day of May, 1923, personally appeared Chas. P. Yadon and Eva L. Yadon,  
and  
to me known to be the identical person a 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 Mar. 24, 1925. (SEAL) Kathryn Sontag. Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.  
Filed for record this the 25 day of June, 1923, 9 o'clock A.M.  
Book No. 459, Page No. 603 (SEAL) O.G. Weaver County Clerk.  
Brady Brown, Deputy.