

COMPARED

WARRANTY DEED RECORD No. 460.

60310 Grant & Company, Tulsa

254461 C.M.J. 26th day of June A. D. 1923, between
 A. Y. Boswell Jr., and Lillian Maude Boswell (husband and wife) and Mattie Jane Boswell
 (a widow) of Tulsa County, in the State of Oklahoma, party of the first part, and
 Elizabeth A. Schultz party of the second part.

Witnesseth: That in consideration of the sum of
 One Dollar and other good and valuable considerations 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 V of the second part her heirs and assigns, all of the following-described real estate, situated in the County of Tulsa, State of
 Oklahoma, to wit:

t All of Lot One (1) in Block Two (2) in Boswell's Addition
 to the City of Tulsa, Oklahoma, according to the recorded
 plat thereof.

And the said party of the Second part as a further consideration and condition of
 this deed, assents and agrees by acceptance thereof, as follows: that the lot or
 lots hereby conveyed shall not within a period of FIVE YEARS from this date, be
 used for any other than residence purposes; that no residence that shall cost less
 than \$3500.00 shall be built on the lot or lots hereby conveyed; that no part of
 the lot or lots hereby conveyed shall ever be sold or rented or occupied by any
 person of African descent; provided, however, that the building of a servants'
 house to be used only by the servants of the owner or lessee of the lot or lots
 hereby conveyed, shall not be considered as a breach of the conditions hereof.
 Any violation of the foregoing condition and restriction by the party of the second
 part, her heirs or assigns shall work a forfeiture to all title in and to said lots,
 and that the above conditions and restrictions shall extend to and are hereby made
 obligatory upon party of the second part, her heirs and assigns forever.

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 A. Y. Boswell, Jr., and Lillian Maude Boswell (husband and wife) and Mattie
Jane Boswell (a widow) for themselves their
 heirs, executors or administrators, do hereby covenant, promise and agree to and with said part V 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:

All matured or unmatured taxes or special assessments of
 any nature whatsoever.

INTERNAL REVENUE
 \$ 1.50
 Cancelled

and that they will warrant and forever defend the same unto the said part V of the second part her heirs and assigns
 against said part V 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 8 the day and year first above written.

A. Y. Boswell Jr.

Lillian Maude Boswell

Mattie Jane Boswell

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, Cecil L. Henry, a Notary Public, in and for said County and State, on this 26th
 day of June, 1923, personally appeared
A. Y. Boswell Jr., and Lillian Maude Boswell (husband and wife) and Mattie Jane Boswell
(a widow)
 to me known to be the identical person S 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 January 15th, 1927. (Seal) Cecil L. Henry, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 28 day of June, 1923 at 1:20 o'clock P.M.
 Book No. 460, Page No. 34 O. G. Weaver, County Clerk.
 Brady Brown, Deputy. (Seal)