

COMPARED

WARRANTY DEED RECORD No. 460.

5010 - Grant & Conveyance, Tulsa

237162 C.M.J. - - day of - - Aug, A. D. 1923, between
 This Indenture, Made this - - day of - -
 Marshall E. Britton, widower and Edward H. Dunn, a single man
 of Tulsa County, in the State of Oklahoma, party of the first part, and
 Lewis L. Wilson and Margaret E. Wilson, husband and wife party of the second part.

Witnesseth: That in consideration of the sum of
 Four hundred and seventy five DOLLARS,
 the receipt whereof is hereby acknowledged, said part^{ies} of the first part do^{es} by these presents grant, bargain, sell and convey unto said
 part^{ies} of the second part - - heirs and assigns, all of the following-described real estate, situated in the County of Tulsa, State of
 Oklahoma, to wit:

Lot Nine (9), Block Three (3) University Place Tulsa County
 Oklahoma according to the recorded plat thereof same being
 a subdivision of the west half $\frac{1}{2}$ of north west quarter $\frac{1}{4}$ of
 the south east quarter ($\frac{1}{4}$) Section Four (4) Township Nineteen
 (19) N. Range thirteen (13) E. The grantee -- heirs, executors
 or assigns agrees to the following restrictions against the
 above lot that no house shall be erected upon said lot costing
 less than \$2000.00 exclusive of the purchase price of said lot;
 that no house shall be erected upon said lot closer than (25)
 feet to the front line of said lot; that said lot will not be
 conveyed, transferred, leased or rented to a negro or anyone
 of African descent.

INTERNAL REVENUE

\$ 50

Cancelled

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 parties of the first part their
 heirs, executors or administrators, do^{es} hereby covenant, promise and agree to and with said part^{ies} 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^{ies} of the second part - - heirs and assigns
 against said part^{ies} of the first part, first 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 the day and year first above written.

Marshall E. Britton

Edward H. Dunn

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, J. H. Bankston, a Notary Public, in and for said County and State, on this 1st
 day of August, 1923, personally appeared
 Marshall E. Britton and Edward H. Dunn
 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 August 4, 1923. (Seal) J. H. Bankston, Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 2 day of August, 1923, at 1:00 o'clock P. M.

Book No. 460, Page No. 472

O. C. Weaver, County Clerk.

Brady Brown, Deputy.

(Seal)