

COMPARED

## WARRANTY DEED RECORD No. 460.

58210 Crane &amp; Company, Tonk

238236 C.M.

27th

January

A. D. 1923, between

C. H. Overton

of Tulsa

County, in the State of Oklahoma, party of the first part, and

H. E. Abbott

party of the second part.

Witnesseth: That in consideration of the sum of

Three Hundred

DOLLARS,

the receipt whereof is hereby acknowledged, said part Y of the first part do by these presents grant, bargain, sell and convey unto said part Y of the second part his heirs and assigns, all of the following-described real estate, situated in the County of Tulsa, State of Oklahoma, to wit:

Lot Seven (7) in Block Seven (7) Meadow Brook Addition  
to the city of Tulsa, according to the recorded plat  
thereof.

This lot is not being uses now and never has been used by C. H. Overton as a  
homestead.

It is understood that the buyer, their heirs or assigns shall never convey or  
rent the above described premises to any negro or person of African descent, except  
that household servants may be permitted to live in the buildings on said premises  
when employed by the occupant thereof, and if the said buyer their heirs or assigns  
violate this clause, then their ownership and rights in said premises shall terminate  
and the said premises and all improvements thereon shall revert to the sellers,  
their heirs and assigns, who shall become the owner thereof, and be entitled to  
immediate possession, and they may re-enter and take possession in any legal manner.

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 C. H. Overton his

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 he lawfully seized in his  
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:

Taxes for the year, 1920, 1921. and 1922.

INTERNAL REVENUE  
\$ 50  
Cancelled

and that he 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, his heirs and assigns, and all and every person or persons whomsoever, lawfully claiming  
or to claim the same.

In Witness Whereof, The said part Y of the first part has hereunto set his hand the day and year first above written.

C. H. Overton

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, C. H. Overton

a Notary Public, in and for said County and State, on this 27th

day of January, 19 23, personally appeared

C. H. Overton

and

to me known to be the identical person who executed the within and foregoing instrument, and acknowledged to me that he  
his executed the same as 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 15, 1925. (Seal)

H. M. Price.

Notary Public.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 17 day of August

19 23, at 2:00 o'clock P.M.

Book No. 460, Page No. 627

O. G. Weaver.

County Clerk.

Brady Brown,

Deputy.

(Seal)