

WARRANTY DEED

STATE OF OKLAHOMA, TULSA COUNTY, SS.

KNOW ALL MEN BY THESE PRESENTS, That Lady Belle Baldwin, a single person,

of the first part in consideration of the sum of One Dollar and other valuable considerations,

in hand paid, the receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey unto

G. Hammett Baldwin,

the following described real property and premises, situate in Tulsa County, State of Oklahoma, to-wit:

That part of the South Half (S $\frac{1}{2}$ ) of Lot Five (5) of Section Twenty-four (24), Township Nineteen (19) North, Range Twelve (12) East, Lying North of a line parallel with and 1607.5 Feet North of the South line of Lot Eight (8), of Section Twenty-four (24), Township Nineteen (19) North, Range Twelve (12) East, except that part thereof North of a line parallel with and 1728.75 Feet North of the South line of said Lot Eight (8), of Section Twenty-four (24), Township Nineteen (19) North, Range Twelve (12) East, the land hereby conveyed being a part of the said Lot Five (5), having a frontage of 121.25 Feet on the East line of said Lot Five (5), a uniform width of 121.25 feet to the West line of said Lot Five (5), containing Two and One-half (2 $\frac{1}{2}$ ) acres, more or less, all described with reference to the U.S. Government Plat and Survey of said land.

This conveyance is made upon the express condition that for and during a period of twenty-five (25) years from this date no building shall be erected upon said tract of land within one Hundred (100) feet from the east line of the lands hereby conveyed, and that no building shall be erected upon the said land except a dwelling or dwellings, costing not less than Five Thousand Dollars (\$5,000.00), which shall front East, in the rear of which, however, may be erected and constructed suitable outbuildings; and said lands shall never be conveyed to nor occupied by \*\*\*

together with all the improvements thereon and appurtenances thereunto belonging and warrant the title to the same.

To have and to hold said described premises unto the said part of the second part, his heirs and assigns forever; free, clear and discharged of from all former grants, charges, taxes, judgments, mortgages and other liens and encumbrances of whatsoever nature.

\*\*\* persons of African descent, commonly known as negroes; that until sewer connections are available, the occupant of said premises shall provide septic tanks, but no cess-pool shall ever be permitted on said premises.

Signed and delivered, this 9th day of November 1923  
Witnesses:

Lady Belle Baldwin

(SEAL)

(SEAL)

ACKNOWLEDGMENT.

STATE OF OKLAHOMA, Tulsa, County, ss:

Before me, a Notary Public in and for said County and State, on this 9th day of November 1923, personally appeared

Lady Belle Baldwin, a single person;

to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that she executed the same as her free and voluntary act and deed for the uses and purposes therein set forth.

WITNESS my hand and official seal the day and year above set forth.

((SEAL))

Mabel L. Young,

My commission expires February 2, 1925.

Notary Public.

The foregoing instrument was filed for record on the 9 day of Nov. 1923 at 11:30 o'clock A. M. Book 462. Page 364.

By Brady Brown Deputy

O.G. Weaver,

County Clerk.

((SEAL))