

## DEED RECORD No. 462

238789 C.M.J.

## WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That  
 A. P. Gerlach and Fredericka Gerlach his wife,  
 of Tulsa County, State of Oklahoma, parties  
 of the first part in consideration of the sum of  
 Sixty Two Hundred and Fifty (\$6250.00) DOLLARS  
 in hand paid, the receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey unto  
 C. O. Ward of Tulsa  
 County, State of Oklahoma, part of the second part, the following described real property and premises, situate in Tulsa  
 County, State of Oklahoma, to-wit:

Lot Number Twenty-five (25) in Block Number Two  
 (2) in the Kraatz-Gerlach Addition to the city  
 of Tulsa, Tulsa County, Oklahoma, according to  
 the recorded plat thereof.

INTERNAL REVENUE  
 \$ 305  
 Cancelled

Building Restrictions. Nothing but a residence must be built on these  
 lots, same to cost not less than \$3500.00 (Three thousand and Five Hundred  
 Dollars) The front line of such residence to be 35 feet (Thirty five) from  
 the front line of the lot. Such residence must not be rented or sold to  
 any person of negro blood.

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.

A first mortgage of \$3500.00 to the Midland Savings & Loan Company,  
 of Denver, Colorado, reduced now to \$3420.30

Signed and delivered, this 10th day of August 1923  
 Witnesses:

A. P. Gerlach (SEAL)

Fredericka Gerlach (SEAL)

## ACKNOWLEDGMENT.

STATE OF OKLAHOMA, Tulsa County, ss:

Before me, Max Halff, a Notary Public in and for said County and State,  
 on this 10th day of August 1923, personally appeared

A. P. Gerlach

Fredericka Gerlach, his wife

to me known to be the identical persons 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 above set forth.

((SEAL))

My commission expires January 31, 1927. Max Halff, Notary Public.

The foregoing instrument was filed for record on the 27 day of August 1923  
 at 11:00 o'clock A.M. Book 462. Page 80

By Brady Brown, Deputy. O. G. Weaver, County Clerk.  
 ((SEAL))