

This Indenture, Made this 28th day of August, A. D. 19 23, between
J. A. Porter and Ethel Crosbie Porter, his wife and C. H. Sweet and Margaret Crosbie
Sweet, his wife,
of Tulsa County, in the State of Oklahoma, party of the first part, and
W. L. Trobaugh, party of the second part.

Witnesseth: That in consideration of the sum of Seven Hundred and 00/100 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 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 11, Block 2 of the Sunrise Terrace Addition to the City of Tulsa,
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 \$3000.00
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 servant's quarters to be used only
by 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 con-
dition and restriction by the party of the second part, his heirs or assigns, shall
work forfeiture to all title in and to said lot or lots, and that the above conditions
and restrictions shall extend to and are hereby made obligatory upon party of the
second part, his heirs and assigns forever. No house shall be erected nearer than
35 feet of the front property line, not including porches.

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 hereby covenant, promise and agree to and with said part 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, judgment
taxes and assessments and incumbrances of whatsoever nature and kind, EXCEPT.

INTERNAL REVENUE
\$ 1.00
Cancelled

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

In Witness Whereof, The said parties of the first part ha VGhereunto set their hand At the day and year first above written.

J. A. Porter
Ethel Crosbie Porter
C. H. Sweet
Margaret Crosbie Sweet

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, Grace G. Goberly a Notary Public, in and for said County and State on this 28th
day of August, 19 23, personally appeared J. A. Porter & Ethel Crosbie Porter and

C. H. Sweet and Margaret Crosbie Sweet, xxx
to me known to be the identical person g 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 May 23, 1926. (SEAL) Grace G. Goberly Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 28 day of Aug., 1923, at 3:20 o'clock P. M.

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