

STATE OF OKLAHOMA, }
COUNTY OF OKMULGEE, } SS.

Before me, the undersigned, a Notary Public in and for said County and State; on this 18th day of Oct. 1923, personally appeared Leona Morrison nee Fry, and C. W. Morrison, her husband, 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.

My commission expires Jan. 26, 1926. (SEAL) Rose B. Cantrell, Notary Public.

Filed for record at Tulsa, Tulsa County, Oklahoma, Oct. 27, 1923, at 11:25 o'clock A.M. and recorded in book 468, page 424.

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

----- TREASURER'S ENDORSEMENT -----
#243191 NS I hereby certify that I received \$150.00 and issued Receipt No. 150 for the payment of mortgage tax on the within mortgage.
Dated this 18th day of October, 1923.

THIS INDENTURE, Made this 27th day of October A.D. 1923, Between the TITLE

GUARANTEE & TRUST COMPANY, a corporation, as Trustee, organized under the Laws of the State of Oklahoma, party of the first part; W. E. Metcalf and Beatrice Irene Metcalf party of the second part;

WITNESSETH, That in consideration of the sum of Ten Hundred Ninety-five and no/100 (\$1095.00) Dollars, the receipt whereof is hereby acknowledged, said party of the first part does by these presents grant, bargain, sell, and convey unto said party of the second part, his heirs, executors, administrators or assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit;

Lot Seven (7) in Block Two (2) Ridgedale Terrace Second Addition to the City of Tulsa, Tulsa County, Oklahoma,

Said Trustee on behalf of those owning beneficial interest in said real estate at the time of the execution of this deed as shown in a certain Warranty Deed now on record in the office of the County Clerk of Tulsa County, Oklahoma, in Book 395, at Page 359, but not on behalf of itself covenants and agrees with the party of the second part that the party of the first part at the time of the delivery of these presents is seized of a good and indefeasible title and estate of inheritance in fee simple in and to said real estate and covenants that it is in peaceful and undisputed possession of said premises with full right and power to convey the same by this instrument to said party of the second part, and that the same is clear, free, and discharged of and from all former and other grants, charges, taxes, judgments, and all other liens or encumbrances of whatsoever kind or nature, and hereby binds those having beneficial interest in said premises; their heirs and assigns forever warrant and defend the Title to said land against all claims of every nature. Improvements to be erected on said lot are restricted to one residence and garage, costing not less than twenty five hundred and no/100 Dollars (\$2500.00) and that said lot shall not be sold to persons of African descent.

IN WITNESS WHEREOF, the said Title Guarantee & Trust Company, as Trustee; has caused its name to be subscribed hereunto by its Vice President and its corporate seal to be affixed hereunto, and the same to be attested by its secretary the day and year first above written.

Except taxes for 1923 and thereafter.

(Corporate Seal)

TITLE GUARANTEE & TRUST COMPANY,
By J.M. Winters,