

Filed for Record in Tulsa, Tulsa County, Oklahoma, July 23, 1923. at 9:00 O'Clock A. M. and
Recorded in Book 474, Page. 18.

By Brady Brown Deputy,

(seal)

O. G. Weaver County Clerk

#236316 EC

COMPARED

WARRANTY DEED ;

THIS INDENTURE; Made this 17th day of July A. D. 1923 between M. R. Travis and Rhea Travis his wife of Tulsa County, in the State of Oklahoma, of the first part and John T. McDonnell and Louise McDonnell of the second part

Witnesseth, that the said parties of the first part in consideration of the sum of One Thousand Six Hundred Fifty and 00/100. Dollars the receipt whereof is hereby acknowledged and further consideration and as a condition of this deed to which the grantee herein accepting this deed assents and agrees; that the lot or lots hereby conveyed shall not within a period of ten years from this date be used for any other than residence purposes; that no store buildings, hotel, duplex, house flats or apartments shall be erected thereon during said period; that no residence that shall cost less than Eight Thousand Dollars (\$8,000.00) shall be built on the lot or lots hereby conveyed; that one residence only shall be built on said lots; that no building or any part thereof; except steps or entrance approach without roof shall be built or extend within 25 feet of the front lot line or closer than _____ feet of the side street line, and no garage, servant's house or subsidiary buildings shall extend within 20 feet of the front lot line or within _____ feet of the side street line; that no part of the lot or lots hereby conveyed shall ever be sold or rented to, or occupied by, any person of African descent known as negroes. provided however that the buildings of a servant's house to be used only by servants of the owner or leasee of the lot or lots hereby conveyed shall not be considered as a breach of this condition. do by these presents grant, bargain, sell and convey unto said parties of the second part their heirs and assigns, all the following described real estate situated in the County of Tulsa, State of Oklahoma, to-wit Lot Five (5), in Block One (1) in Travis Heights Addition to the City of Tulsa, Oklahoma, according to the recorded plat thereof duly recorded in the office of Register of Deeds within and for Tulsa County, Oklahoma.

To Have and to hold the same, together with all the singular tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining forever,

And said M. R. Travis and Rhea Travis, for themselves and for their heirs, executors or administrators, do hereby covenant, promise and agree to and with said parties of the second part of the second part, that at the delivery of these presents 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 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, assessments and incumbrances, of what nature or kind soever except taxes falling due after this date. and that they will warrant and forever defend the same; unto the said parties of the second part, their heirs and assigns against parties of the first part, their heirs administrators, assigns and all and every person or persons whomsoever, lawfully claiming or to claim the same. All special assessment taxes shall be paid by the party of the second part,

In Witness Whereof, The said parties of the first part have hereunto set their hands the day and year above written,

Rhea Travis

M. R. Travis,

State of Oklahoma,)
County of Tulsa.

OKLAHOMA FORM OF ACKNOWLEDGMENT?

INTERNAL REVENUE

Cancelled