

#243445 NS

WARRANTY DEED RECORD No. 476

This Indenture, Made this 30th day of October, A. D. 19 23, between
Lee C. Moore and his wife, Melissa Moore
of Tulsa, County, in the State of Oklahoma, ~~part~~ of the first part, and
A. K. Swann of the second part.

Witnesseth: That in consideration of the sum of (\$5,000.00) Five Thousand and no/100 DOLLARS,
the receipt whereof is hereby acknowledged, said part 1st 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 Three (3) Block Eleven (11) Sunset
Park Addition, to the City of Tulsa, Tulsa
County, Oklahoma, according to the Recorded
Plat thereof.

Other than garage and servant's quarters it is provided, however, that
no building shall be constructed on said premises other than two story
brick or birck veneer residence having at least 1300 square feet floor
space on each floor.

These restrictions shall run with the land, and a failure to comply
therewith shall work an immediate reversion of the title of said property
to grantor.

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, for themselves and their
heirs, executors or administrators, do hereby covenant, promise and agree to and with said part Y 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.

All taxes and special assessments maturing after this date.

5.00

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 1st 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 part 1st of the first part ha VS hereunto set their hand S the day and year first above written.

Lee C. Moore

Melissa Moore,

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, the undersigned, a Notary Public, in and for said County and State on this 31st
day of October, 19 23, personally appeared Lee C. Moore and his wife Melissa Moore,

and they
to me known to be the identical person S 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 ~~seal~~ seal the day and year last above written.

Given under/ Aug. 21, 1924. (SEAL) Harold J. Philbrick Notary Public
My commission expires

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 31 day of October, 19 23 at 12 o'clock - M.

Brady Brown

Deputy

(SEAL)

O.G. Weaver,

County Clerk.