

#242474 NS

WARRANTY DEED RECORD No. 476

This Indenture, Made this 12th day of July, A. D. 1923, between
Chas. T. Abbott, a single man and Chas. T. Abbott, Trustee;
of Tulsa, County, in the State of Oklahoma, party of the first part, and
P. O. Smith, party of the second part.

Witnesseth: That in consideration of the sum of Five Hundred Fifty. (\$550.00) 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 numbered Eight (8) in Block Numbered Seven (7)
East Lawn Addition to Tulsa, Oklahoma; according to
the recorded plat thereof as filed for record in the
office of the County Clerk within and for Tulsa County,
Oklahoma.

This lot is sold for residence purpose only and the minimum
cost of such dwelling shall be Thirty-five Hundred (\$3500.00)
dollars when completed and no part of such dwelling shall be
nearer the front lot line than thirty-five (35) feet. It is
agreed that this lot shall never be sold to or occupied by
a negro.

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 Above parties of the first part, 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.

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 VS hereunto set their hand. Sthe day and year first above written.

Chas. T. Abbott
Chas. T. Abbott, Trustee.

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, Forest C. Welch, a Notary Public, in and for said County and State on this 12th
July 23, personally appeared Chas. T. Abbott, a single man,
and Chas. T. Abbott, Trustee,

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 official seal the day and year last above written.

My commission expires 12/11/23 (SEAL) Forest C. Welch. Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 18 day of Oct., 19 23 at 1:10 o'clock A. M.

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