

#244259 NS

WARRANTY DEED RECORD No. 476

This Indenture, Made this 2nd day of May, A. D. 1923, between
Joseph Donohoo and his wife Ollie A. Donohoo,
of Tulsa, County, in the State of Oklahoma, ~~part~~ of the first part, and
F.S. Miller Lumber Company, a Corporation, ~~part~~ of the second part,
said parties of the first part,
Witnesseth: That in consideration of the sum of Twelve Hundred and no/100 -----
----- DOLLARS,
the receipt whereof is hereby acknowledged ~~and part~~ ~~of the sum~~ do by these presents grant, bargain, sell and convey unto said part Y
of the second part, their heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

All of Lot 28, and the North one-half of
Lot 26, in Block Two, in the North Denver
Addition, to the City of Tulsa, Oklahoma,

INTERNAL REVENUE
1.50
Cancelled

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 Joseph Donohoo and his wife, Ollie A. Donohoo for 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 they 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.

The last $\frac{1}{2}$ of the tax for the year 1922 and
It is agreed by and between the grantor and the grantee that
there shall not be erected on the above described property, a
residence of a lesser value than \$5000.00 No. residence or part
thereof shall be closer to the street than 25 feet, This lot
and no part thereof shall either be sold or rented to persons
of African Descent. No garage shall be occupied as a residence
for more than two years. Violation of the foregoing conditions
shall work a forfeiture of title to above described property,
with improvements thereon, and title shall revert to the grantors
herein their successors and assigns.

and that they will warrant and forever defend the same unto the said part Y of the second part their 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 VE hereunto set their hand S the day and year first above written.

Joseph Donohoo

Ollie A. Donohoo

STATE OF OKLAHOMA, Tulsa, County, ss.

Before me, Aldace Donohoo a Notary Public, in and for said County and State on this 2nd

day of May, 1923, personally appeared Joseph Donohoo and his wife, Ollie A.

Donohoo,

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 first above written.~~

My commission expires July 16, 1924. (SEAL) Aldace Donohoo, Notary Public

#229246.

STATE OF OKLAHOMA, TULSA COUNTY, SS.

This instrument was filed for record on the 2 day of May, 1923, at 2:10
o'clock P.M. and duly recorded in Book 454 on Page 498.

(SEAL)

O.G. Weaver, County Clerk.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this 10 day of Nov., 1923, at 11:00 o'clock A. M.

Brady Brown

Deputy (SEAL)

O.G. Weaver,

County Clerk.