

This Indenture, Made this 10 th day of November, A. D. 19 23, between

Joseph Donohoo and Ollie A. Donohoo, his wife,

of Tulsa,

County, in the State of Oklahoma, party of the first part, and

W.H. Elliott,

party of the second part.

Witnesseth: That in consideration of the sum of Twelve Hundred

00 DOLLARS,

the receipt whereof is hereby acknowledged, said parties of the first part do hereby by these presents grant, bargain, sell and convey unto said party 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 One (1) Block One (1) North Denver Addition  
to Tulsa, Oklahoma,

1,50

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 Ollie A. Donohoo, his wife, their heirs, executors or administrators, do hereby covenant, promise and agree to and with said party 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:

It is agreed by and between the grantor and the grantees that there shall not be erected on the above described property a residence of lesser value than \$5,000.00. 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 party of the second part his heirs and assigns against said party 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 have hereunto set their hands the day and year first above written.

Joseph Donohoo

Ollie A. Donohoo

STATE OF OKLAHOMA, Tulsa County, ss.

Before me, Amy W. Walton

a Notary Public, in and for said County and State on this 10th

day of November

19 23,

personally appeared

Joseph Donohoo and Ollie A. Donohoo,

his wife,

XXXX

to me known to be the identical person 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 June 12, 1927.

(SEAL)

Amy M. Walton

Notary Public

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the 10

day of

Nov.

19 23, at

11:25 o'clock

A.M.

Brady Brown

Deputy

(SEAL)

O.G. Weaver,

County Clerk.