

This Indenture, Made this 10th day of November, A. D. 19 23, between Joseph Donohoo and Ollive A. Donohoo, his wife, of Tulsa, County, in the State of Oklahoma, ~~XXX~~ of the first part, and Lovie B. Crocker, ~~XXX~~ of the second part, Witnesseth: That in consideration of the sum of Eleven Hundred and No/100 ----- DOLLARS, the receipt whereof is hereby acknowledged, said part ies of the first part do Y by these presents grant, bargain, sell and convey unto said part Y of the second part, her heirs and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

Lot Eighteen (18) Block Two (2), 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 Y 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.

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. 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 her 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 part ies 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, Amy M. Walton, a Notary Public, in and for said County and State on this 10th day of November, 1923, personally appeared Joseph Donohoo and Ollive A. Donohoo, his wife, ~~XX~~ 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 June 12, 1927. (SEAL) Amy M. Walton Notary Public

STATE OF OKLAHOMA, Tulsa County, ss. Filed for record this 21 day of Nov., 1923, at 4; o'clock P. M. Brady Brown Deputy (SEAL) O.G. Weaver, County Clerk.