

COMPARED  
#245079 NS

## WARRANTY DEED RECORD No. 476

This Indenture, Made this \_\_\_\_\_ day of \_\_\_\_\_ May, A. D. 19 22, between  
Joseph Donohoo and Ollie A. Donohoo, his wife,  
of \_\_\_\_\_ Tulsa, \_\_\_\_\_ County, in the State of Oklahoma, party <sup>ies</sup> of the first part, and  
N. M. Grove, \_\_\_\_\_ party of the second part.  
Witnesseth: That in consideration of the sum of \_\_\_\_\_ One Thousand and no/100 \_\_\_\_\_  
\_\_\_\_\_ DOLLARS,  
the receipt whereof is hereby acknowledged, said part <sup>ies</sup> of the first part do \_\_\_\_\_ by these presents grant, bargain, sell and convey unto said part <sup>y</sup>  
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 22, in Block Two, North Denver Addition  
to Tulsa, Oklahoma,

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 part <sup>y</sup> of the second part that at the delivery of  
these presents \_\_\_\_\_ that 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.

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 \$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 fore-  
going 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 <sup>y</sup> of the second part his heirs and assigns  
against said part <sup>ies</sup> 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 <sup>ies</sup> of the first part ha <sup>ve</sup> hereunto set \_\_\_\_\_ their \_\_\_\_\_ hand <sup>s</sup> 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 \_\_\_\_\_ 6th  
day of \_\_\_\_\_ May, 19 \_\_\_\_\_ 22, personally appeared \_\_\_\_\_ Joseph . Donohoo and Ollie A. Donohoo

\_\_\_\_\_ his wife, \_\_\_\_\_ and \_\_\_\_\_  
to me known to be the identical person <sup>s</sup> 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 \_\_\_\_\_ July 16, 1924. (SEAL) \_\_\_\_\_ Aldace Donohoo \_\_\_\_\_ Notary Public

#200017

STATE OF OKLAHOMA,  
COUNTY OF TULSA, SS.

This instrument was filed for record on the 15 day of May  
1922, at 1:20 P.M. and duly recorded in book 400 page 112 of the records  
of this office.

(SEAL) O.D. Lawson, Clerk,  
By Chas. Haley, Deputy Clerk.

STATE OF OKLAHOMA, Tulsa County, ss.

Filed for record this the \_\_\_\_\_ 22 \_\_\_\_\_ day of \_\_\_\_\_ Nov. \_\_\_\_\_, 19 23, at \_\_\_\_\_ 1: \_\_\_\_\_ o'clock \_\_\_\_\_ P. M.

\_\_\_\_\_ Brady Brown \_\_\_\_\_ Deputy (SEAL) \_\_\_\_\_ O.G. Weaver, \_\_\_\_\_ County Clerk.