

successors and assigns, all of the following described real estate, situated in the County of Tulsa, State of Oklahoma, to-wit:

The Northwest Quarter (NW $\frac{1}{4}$ ) of the Southwest Quarter (SW $\frac{1}{4}$ ) of the Southwest Quarter (SW $\frac{1}{4}$ ) of Section Twenty-Five (25), Township Twenty (20) North, Range Twelve (12) East, containing in all Ten (10) ac res, more or less.

RESTRICTIONS.

COMPARED

It is expressly agreed by the parties hereto that in event of any royalty being paid on this property on account of the development of oil, gas or other mineral deposits, that six and one-half per cent (6 $\frac{1}{2}$ %) of such royalty shall be paid to the parties of the first part, their heirs or assigns.

And, it is expressly agreed by the parties hereto as restriction in this deed and made a condition hereof and in part consideration hereof, that the said second party, its successors and assigns, shall never sell, lease, let or in any manner by any instrument or agreement, convey said land to any person or persons or corporation organized and controlled by such person or persons of African descent. As a penalty for the violation of this clause it is agreed that if said land shall ever in any manner come into the possession or ownership of said person or persons of African descent or corporation organized and controlled as aforesaid, then and in that event, and for the violation of said clause the title to said property shall thereupon revert to and become vested in Florence Archer and John Archer, their heirs and assigns.

TO HAVE AND TO HOLD THE SAME, Together with all and singular and tenements, heridaments and appurtenances thereto belonging or in any wise appertaining forever,

And said Chas. A. Goodman and Estella M. Goodman and each of them for their heirs, executors, or administrators, do hereby covenant, promise and agree to and with said party of the second part at the delivery on these presents 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 further and other grants, title, Charges, estates judgments, taxes assessments and incumbrances of whatsoever nature and kind.

Except as aforesaid, and that they will warrant and forever defend the same unto said party of the second part, its successors and assigns, against said parties 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.

Chas A. Goodman

Estella M. Goodman

STATE OF WISCONSIN, MARINETTE COUNTY, SS.

Before me Geo. E. Doran a Notary Public in and for said County and State, on this 5th day of March, 1924, personally appeared Chas. A. Goodman and Estella M. Goodman, his wife, to me known to be the identical persons 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 above written.

My commission expires November 30-1924 (Seal) Geo. E. Doran, Notary Public.

Filed for record in Tulsa, Tulsa County, Oklahoma on March 19, 1924 at 10.10 oclock A. M. in Book 485 page 156

Brady Brown, Deputy

(Seal)

O. G. Weaver, County Clerk