

line, and no garage, servant's house or other subsidiary building on corner lot, shall be built nearer than twenty-five (25) feet of the side street line.

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All restrictions shall be binding for a period of 20 years from January 1st, 1924.

And Violation of the foregoing conditions and restrictions, or any of them, by the grantee, his heirs or assigns, shall work a forfeiture of all title in and to the aforesaid lot, together with all and singular the hereditaments and appurtenances thereunto belonging. The aforesaid conditions and restrictions shall extend to and are hereby made obligatory upon the party of the second part, his heirs and assigns, for twenty years from January 1, 1924, But such reversion or forfeiture shall not effect any mortgage or other lien which may in good faith be existing thereon at the time a suit is brought for the enforcement of the reversion or forfeiture.

And the said E.P. Harwell and Mary W. Harwell do hereby covenant, promise and agree to and with the said party of the second part that at the delivery of these presents, we are lawfully seized in our own right of an absolute and indefeasible 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, discharged and unencumbered of and from all former and other grants, titles, charges, estates, judgments, taxes, assessments and encumbrances of whatsoever nature and kind, except general or ad valorem taxes for the year 1925, and all subsequent years, and except all installments of assessments for special improvements becoming delinquent on or after this date payment of which except taxes and assessments is hereby assumed by second party, and except for easement or easements and reservations set forth and described in the recorded plat of said addition above referred to, which such easements and reservations are hereby accepted by second party as binding on us, our heirs and assigns, and that the First Party will warrant and forever defend the title to said property unto the said Party of the Second Part, his heirs and assigns.

IN WITNESS WHEREOF, The said party of the first part have hereunto set their hands this 7th day of June, A.D. 1924.

E.P. Harwell

Mary W. Harwell,

By Rex Tune, Atty in fact.

STATE OF OKLAHOMA,)
COUNTY OF TULSA,) SS.

Before me, M.E. Stough, a Notary Public in and for said County and State, on this 7th day of June, 1924, personally appeared Rex Tune, to me known to be the identical person who executed the within and foregoing instrument, and acknowledged to me that he executed the same as his free and voluntary act and deed for the uses and purposes therein set forth, and in the capacity therein stated.

WITNESS my hand and official seal the day and year last above written.

My commission expires Feb. 1, 1928.

(SEAL) M.E. Stough, Notary Public.

Filed for record at Tulsa, Tulsa County, Oklahoma, June 7, 1924, at 11:55 o'clock A.M. and duly recorded in book 489, page 128.

By Brady Brown, Deputy.

(SEAL) O.G. Weaver, County Clerk.

#260116 NS

MORTGAGE RELEASE.

WHEREAS on the 22nd day of July 1921 a certain mortgage was executed by Roy A. Price and Cecil Price mortgagors for the sum of \$2250.00 upon Lot # 17 in Block # 12 in Molane's Addition to City of Tulsa, Tulsa County, Oklahoma, according to the recorded plat which said