

and that the same are clear, free and discharged of and from all former and other grants, charges, taxes, judgments and other liens or encumbrances of whatsoever kind or nature, and hereby binds the beneficial owner of said premise, its successors or assigns forever, to observe the covenants and agreements herein contained; PROVIDED HOWEVER; that this deed is made upon the express condition that the party of the second part his heirs, successors or assigns, or any person or persons claiming under him shall <sup>erect</sup> erect no building on the lot or lots hereby conveyed nearer than fifteen feet to the front property line thereof, and said property, or any part thereof, shall never be sold or rented to a person of African descent. commonly called negro. but the renting of servant's quarters by an owner or lessee to a negro employed by such owner or lessee as his servant shall not constitute a violation of this restriction and the further restriction that no building for residence purposes shall be erected on any lot hereby conveyed costing less than \$4,000.00, including subsidiary buildings and improvements, neither shall the improvements erected on any lot hereby conveyed be used for other than residence purposes for a period of ten (10) years from and after the 30th day of April, 1921.

IN WITNESS WHEREOF said Exchange Trust Company as Trustee has hereunder caused its name to be subscribed by its Vice-President and its seal affixed hereto and the same to be attested by its Asst Secretary, this the 5th day of December, 1924.

ATTEST;

(corp seal)

EXCHANGE TRUST COMPANY, TRUSTEE

E. W. Deputy, Assistant Secretary

By H. L. Standeven Vice-President

STATE OF OKLAHOMA

SS

TULSA COUNTY

Before me E. P. Jennings a Notary Public in and for said County and State, on this 5th. day of December, 1924, personally appeared H. L. Standeven, to me known to be the identical person who subscribed the name of the maker thereof to the foregoing instrument as its Vice-President, and acknowledged to me that he executed the same as his free and voluntary act and deed and as the free and voluntary act and deed of said corporation, EXCHANGE TRUST COMPANY for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Notarial seal of office in said County and State the day and year last above written

My commission expires May 14- 1928

(seal)

E. P. Jennings Notary Public;

Filed for record in Tulsa, Tulsa County, Oklahoma. December 8th. 1924 at 1:50 O'clock P. M. and recorded in Book 489. P age 353.

By Brady Brown Deputy

(seal)

O. G. Weaver County Clerk;

#273715 EC

TRUSTEE'S WARRANTY DEED ;

INTERNAL REVENUE  
\$ 1.00  
Cancelled

KNOW ALL MEN BY THESE PRESENTS;

That EXCHANGE TRUST COMPANY, a corporation having its place of business in Tulsa County, State of Oklahoma. party of the first part, as Trustee; in consideration of the sum of \$900.00 to it in hand paid. the receipt whereof is hereby acknowledged, does hereby grant bargain, sell and convey unto Felix Quinlan of Tulsa, Oklahoma. as party of the second part, (whether one or more), the following described real estate situated in Tulsa County, Oklahoma to-wit;

Lot Ten (10) in Block Five (5);

in Summit Heights Addition to the City of Tulsa, Tulsa County, Oklahoma; according to the recorded plat thereof; together with all improvements thereon and appurtenances thereunto belonging or in anywise appertaining, except as hereinafter set forth,

Said Trustee on behalf of Tulsa Live Stock and Industrial Exposition, a corporation of Tulsa, Oklahoma the owner of the beneficial interest in said real estate at the time of the execution of this deed; as is shown in a certain Deed of Trust now of record in the office of the County Clerk. Ex-Officio Register of Deeds. of said County and State, dated the 30th