

above described and granted premises with the appurtenances, and that the same is <sup>free</sup> clear discharged and unincumbered of and from all other and former grants, charges, titles, estates, judgments, taxes, assessments and encumbrances of whatsoever nature and kind, except grants, titles, charges, judgments, liens and encumbrances executed or suffered to be created by party of the second part or those holding under him; and except general taxes becoming due on or after the 1st day of January, 1923, and conditions, restrictions and easements of record and existing mineral lease of record. And that it will warrant and forever defend the said party of the second part, his heirs and assigns against the said party of the first part, its successors and assigns, and all and every person lawfully claiming or to claim the same or any part thereof.

In witness whereof, the said party of the first part has caused these presents to be executed by its president and its corporate seal affixed this 22nd day of August, 1923.

(Corp. Seal) Exposition Heights Company,

By C. W. Brewer, President.

Attest: G. H. Pratt, Secretary.

State of Oklahoma )  
Tulsa County ) ss

Before me, the undersigned, a Notary Public, in and for said County and State, on this 22nd day of August, 1924, personally appeared C. W. Brewer, to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument as its 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, for the uses and purposes therein set forth.

Witness my hand and official seal the day and year above set forth.

(SEAL) Elizabeth B. Windsor, Notary Public.

My commission expires February 7, 1928.

Filed for record in Tulsa County, Okla. on Sept. 5, 1924, at 3:15 P.M. recorded in book 491, page 484, Brady Brown, Deputy,

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

266704 - BH

#### TRUSTEES DEED.

Know all men by these presents, that Exchange Trust Company, a corporation, as Trustee, having its place of business in Tulsa County, State of Oklahoma, as party of the first part, in consideration of the sum of six hundred fifty and no/100, and other valuable considerations, does hereby grant, bargain, sell and convey unto Elva Hamersley, of Tulsa, as party of the second part, the following described real estate and premises situated in Tulsa County, Oklahoma, to-wit: Lot eleven (11) in block six (6) of City View Hill addition to the City of Tulsa, Oklahoma, according to the recorded plat thereof, together with all improvements thereon and appurtenances thereunto belonging; this contract, however, is subject to the following restrictions which constitute the substantial consideration for the execution thereof, and which it is agreed by and between the parties hereto, shall be and remain covenant running with the land and shall be binding upon the said parties of the second part, their heirs, and assigns, and legal representatives, to-wit:

(a) Said premises, sold for residents' purposes only, and the minimum cost of any dwelling placed thereon, shall be \$4000.00 when completed, and no part of such dwelling shall be nearer the front line than twenty feet.

(b) It is expressly understood and agreed that this lot shall never be occupied by or sold to any person of African descent, commonly known as negro, except that the same