

DEED RECORD, No. 67.

SAML. DODD WORTH BOOK CO., LEAVENWORTH, KAN. No. 19187

COMPARED

DEED—GENERAL WARRANTY.

THIS INDENTURE, Made this 18th day of February, A. D. 1910, between Lilburn F. Deberry and Josephine Deberry, his wife, each in their own right,
Tulsa County, in the State of Oklahoma, of the first part, and
Fred F. Brockman
of the second part:

WITNESSETH, The said part 1st of the first part, in consideration of the sum of Sixteen Hundred and 00 DOLLARS, the receipt of which is hereby acknowledged, do by these presents grant, bargain, sell and convey unto the said part 2d of the second part, his heirs and assigns, all of the following-described real estate, situated in the County of Tulsa and State of Oklahoma, to-wit: Lot numbered Twenty three (23) in Block numbered Three (3) in the Midway Addition to Tulsa, Oklahoma, according to the recorded plat thereof.

Provided always that this deed and any of the covenants herein contained, are subject to condition and reservation binding upon the grantee, his heirs and assigns, that in no event shall the grantee, his heirs and assigns erect upon any portion of said premises herein described, a building to be used for residence purposes costing less than \$500.00.

To have and to hold the same, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, forever.

And said Lilburn F. Deberry and Josephine Deberry, his wife, for their heirs, executors or administrators, do hereby covenant, promise and agree to and with said part 2d of the second part, that at the delivery of these presents they are lawfully seized in their own right of an absolute and indefeasible estate of inheritance, in fee simple, of, in and to all and singular the above-granted and described premises, with the appurtenances; that the same are free, clear, discharged and unincumbered of and from all former grants, titles, charges, judgments, taxes, assessments and incumbrances, of what nature and kind soever;

and that they will warrant and forever defend the title to the same unto said part 2d of the second part his heirs and assigns, against said part 1st of the first part their heirs and all and every person whomsoever, lawfully claiming or to claim the same.

IN WITNESS WHEREOF, The said part 1st of the first part have hereunto set their hand the day and year above written.

Sign here Lilburn F. Deberry
Josephine Deberry

STATE OF OKLAHOMA, TULSA COUNTY, ss.

Before me, C. H. Grimes, a Notary Public, in and for the said County and State, on this 18th day of February, A. D. 1910, personally appeared Lilburn F. Deberry and Josephine Deberry 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.

(Seal)

My commission expires Feb. 19th 1911C. H. GrimesNotary PublicThis instrument was filed for record on the 19 day of Feb, A. D. 1910, at 11:45 o'clock A. M.

Fee, \$

(Seal)

H. C. Walkley
Register of Deeds.

By _____ Deputy.