

Four Thousand Five Hundred (\$4,500.00) dollars due in two years from this date.

All deferred sums represented by said notes, to bear interest at six per cent from date, interest payable semi annually.

It is further understood and agreed by and between the partys hereto that the following covenants and agreements are a part of this contract, and shall be limitations in said Warranty Deed to wit:

1st. That no house shall be erected on any lot fronting on Olympia Avenue, which shall cost less than Twenty five Hundred (\$2500.00) dollars and no house shall be erected on any other lot, costing less than fifteen Hundred (\$1500.00) Dollars.

2nd. The premises shall never be sold to any negro.

3rd. That said second party shall pay all taxes, levies, and assessments of any kind whatever, made or levied against said property from this date, and shall keep all buildings, to be erected thereon, insured, all insurance to be payable to the party of the first part.

4th. Said second party shall never transfer, dispose of, encumber or contract to sell, all or any part of the property above described, until the consideration named as the purchase price herein, is fully paid.

It is further understood and agreed, by and between the parties hereto, that second party shall keep the property in good condition. And if the party of the second part fails or neglects, for a period of twenty (20) days, to make the payments above stipulated, with interest there on, or violates any of the foregoing provisions herein contained, then this contract shall be null and void, and the sums of money theretofore paid, shall be taken, construed and considered as rental for the use of said ground, and the partys of the first part their heirs, representatives and assigns, shall have the right and are hereby authorized and empowered to enter upon, and take possession of said premises, and all improvements thereon, with out any legal process whatever, and with out any liability of any kind or character, to second party herein; said second party hereby expressly waiving service of process and all claims for any damages whatever.

This contract can not be assigned or transferred without the written consent of the party of the first part endorsed hereon.

Sig. Mrs Amanda Sharp  
& J.E. Crosbie

Witnesses:

Sig. H.M. Sharp  
Dessie L. Swift

State of Oklahoma, County of Tulsa, SS.

Before me, a Notary Public in and for the county and state aforesaid, on this 20 day of September, 1909, personally appeared Mrs Amanda Sharp, to me known to be the identical person who executed the within and foregoing instrument, and such person acknowledged to me that she executed the same as her free and voluntary act and deed for the uses and purposes therein set forth.

In witness whereof, I have hereunto set my hand and affixed my Notarial seal the day and year last above written.

(seal)

Sig. Dessie L. Swift, Notary Public.

My commission expires May 6, 1912.

Filed for record at Tulsa, Okla Nov 14, 1910 at 1 :20 P.M.

H.O. Walkley, Register of Deeds (seal)