

Deed Record, No. 87, Tulsa County.

This Indenture, Made this 13th day of September, A. D., 1910
between Charles W. Grimes, Trustee

Tulsa County, in the State of Oklahoma, of the first part, and James W. Russell

of the second part.

WITNESSETH, The said part of of the first part, in consideration of the sum of five hundred and fifty and 00/100 Dollars,
the receipt of which is hereby acknowledged, do sell by these presents grant, bargain, sell and convey unto the said part of 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 twelve (12) in Block numbered six (6) in the Midway addition to Tulsa, Oklahoma according to the recorded plat filed thereof.

Provided always that this deed is made subject to condition and reservation binding on said grantee his heirs and assigns that in no event shall said grantee his heirs and assigns erect upon any portion of the premises herein conveyed a dwelling house costing less than four hundred dollars (\$400.00)

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

And said Charles W. Grimes Trustee
for his heirs, executors or administrators do sell hereby covenant, promise and agree to and with said part of of the second part, that at the delivery of these presents he is lawfully seized in his own right of an absolute and inde-
feasible 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 he will warrant and forever defend the title to the same unto said part of of the second part his heirs and assigns, against said part of of the first part his heirs, and and all every person whomsoever, lawfully claiming or to claim the same.

IN WITNESS WHEREOF, The said part of of the first part has his herunto set his hand, the day and year above written

Sign here

Charles W. Grimes
Trustee

STATE OF OKLAHOMA, }
Tulsa County, } ss.

Before me, H. B. Brown, a
Notary Public in and for the said County and State, on this 13th day of September, 1910
personally appeared Charles W. Grimes, Trustee

and he 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.

My commission expires Sep 27th 1910 H. B. Brown Notary Public.

By

DEED, GENERAL WARRANTY

STATE OF OKLAHOMA, }
Tulsa County, } ss.

This instrument was filed for record on the 13 day of Sept

A. D. 1910 at 3:15 o'clock P.M., and duly recorded in book

on page 56 Fee \$ 1.00 in advance.

Seal H. B. Walkley
Register of Deeds.