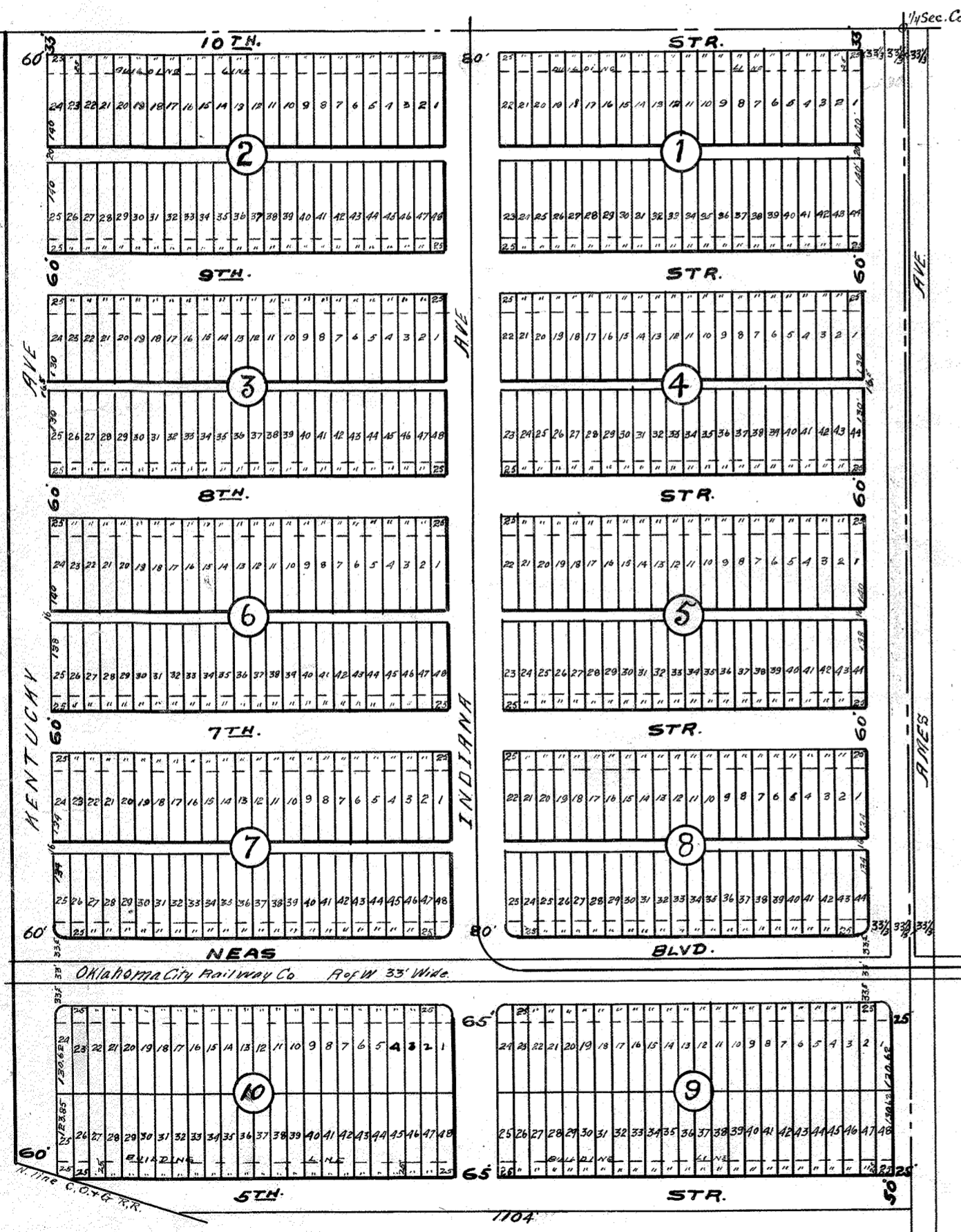


TERRITORY OF OKLAHOMA, } ss,
Oklahoma County, }
This instrument was filed for
record this 15 day of
Oct. A.D. 1906
at 4:50 o'clock P.M. and recorded
in Book 6 page 73
J. L. Mitch
Register of Deeds,
9-288

BELL-VEARN ADDITION

SCALE 200 FT = 1 IN



KNOW ALL MEN BY THESE PRESENTS:

That Darius Neas, owner of the land hereinafter described, has caused to be surveyed into blocks, lots, streets, avenues and alleys the following described land and premises situate in Oklahoma County, Territory of Oklahoma, to-wit:

Commencing at the North-east corner of the North-west quarter of Section Thirty-two (32) of Township Twelve (12) North of Range Three (3) West of the Indian Meridian, running thence West along the north line of said quarter section a distance of thirteen hundred fifty feet (1350 ft), thence South and parallel with the East line of said quarter section to an intersection with the North right of way line of the Choctaw, Oklahoma & Gulf R.R., thence in a South-eastwardly direction and along the north right of way line of said railroad to an intersection with the South line of Fifth Street, produced, as laid out in Neas Addition to Oklahoma City, Oklahoma County, Oklahoma Territory, thence East and along the South line of said Fifth Street, produced, a distance of eleven hundred four feet (1104 ft.) to the east line of said quarter section, thence north and along the east line of said quarter section to the point or place of beginning, excepting a strip of land twenty-six and 2/3 feet (26-2/3) wide, lying along the east line of said quarter section, commencing at the center of Neas Boulevard, running thence north to the north line of said quarter section.

That a correct map or plat of said land as surveyed is set out on this sheet and is hereby adopted as such and said land so surveyed is hereby named BELL-VEARN ADDITION to Oklahoma City, Oklahoma Territory.

The streets, avenues and alleys shown on this plat are dedicated to the public use of said City, subject however to the following conditions, restrictions and provisions to-wit: That the said streets, avenues and alleys shall be used by the public for the ordinary purposes of travel and other uses to which streets are ordinarily put, except that the said City shall have no right, jurisdiction or authority to grant to any street railway or street railway company, individual or partnership or corporation the use of any of said streets for any sort or kind of street railway. Nor shall said City of Oklahoma City have any right whatever to construct or operate any street railway in any part of said addition or on any of the streets or alleys therein, but the right to build, construct and operate street railways in said addition is hereby conveyed in perpetuity and to the exclusion of all other street railway companies over and along all of said streets and alleys to the Oklahoma City Railway Co. of Oklahoma City, its successors and assigns subject to any and all regulations with respect to conformation to official grades and any and all police regulations for the safety of the inhabitants of said addition or of said City.

A private right of way is hereby granted to said Oklahoma City Railway Co. thirty-three (33) feet wide in the center of the Neas Boulevard in said addition subject to the requirement that when said street or any intersecting street shall be paved said Company shall curb said right of way and shall at all times maintain suitable crossings at all street intersections.

Restrictions.

Any person or persons hereafter becoming the owners of any tracts hereby platted shall take and hold the same subject to the following conditions and restrictions, to-wit:

First: The building line shall be twenty-five feet (25) from the lot or block line and parallel with the street on which the lots face as shown upon the plat, and no building or any part or portion thereof shall at any time be erected or placed on the space between said building line and the street, nor shall any projection of any such building of whatever character be permitted to extend into or encroach upon said space except that the steps and platform in front of the main door may extend over the building line not to exceed eight (8) feet.

Second: No residence shall be built on any lots in Block 1, 2, 3, 4 and 5 north half of Block 5 and 6 costing less than one thousand (\$1000.00) dollars nor costing less than five hundred (\$500.00) dollars on any lots in Blocks 7, 8, 9 and 10 south half of Block 5 and 6.

Dated this 15th day of July 1906
Darius Neas.

State of Tennessee } ss
Cocke County }
Before me W. E. Bible, a Notary Public in and for said County and State on this 24th day of July 1906 personally appeared Darius Neas, a widower, 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.
Witness my hand and official seal the day and year above set forth.
My commission expires Apr. 1910. W. E. Bible Notary Public.

I Warren E Moore, a resident of Oklahoma City, Oklahoma, hereby certify that I am a professional Civil Engineer, and that at the instance of Darius Neas, I surveyed into lots, blocks, streets and alleys, the BELL-VEARN ADDITION to Oklahoma City, Oklahoma, and that the annexed map or plat is correct representation of the land as surveyed by me.
Signed this 31st day of July 1906.
Warren E Moore

Territory of Oklahoma } ss
County of Oklahoma }
Before me H. M. Brauer, a notary public in and for said County and Territory, on this 31st day of July 1906, personally appeared Warren E Moore to me known to be the identical person who executed the within and foregoing instrument, and acknowledge to me that he executed the same as his free and voluntary act and deed for the uses and purposes therein set forth.
H. M. Brauer Notary Public
My commission expires Jan 16th 1908

6/13
6/13

W. E. MOORE CIVIL ENGINEER
120 GRAND AVE. OKLAHOMA CITY.

65