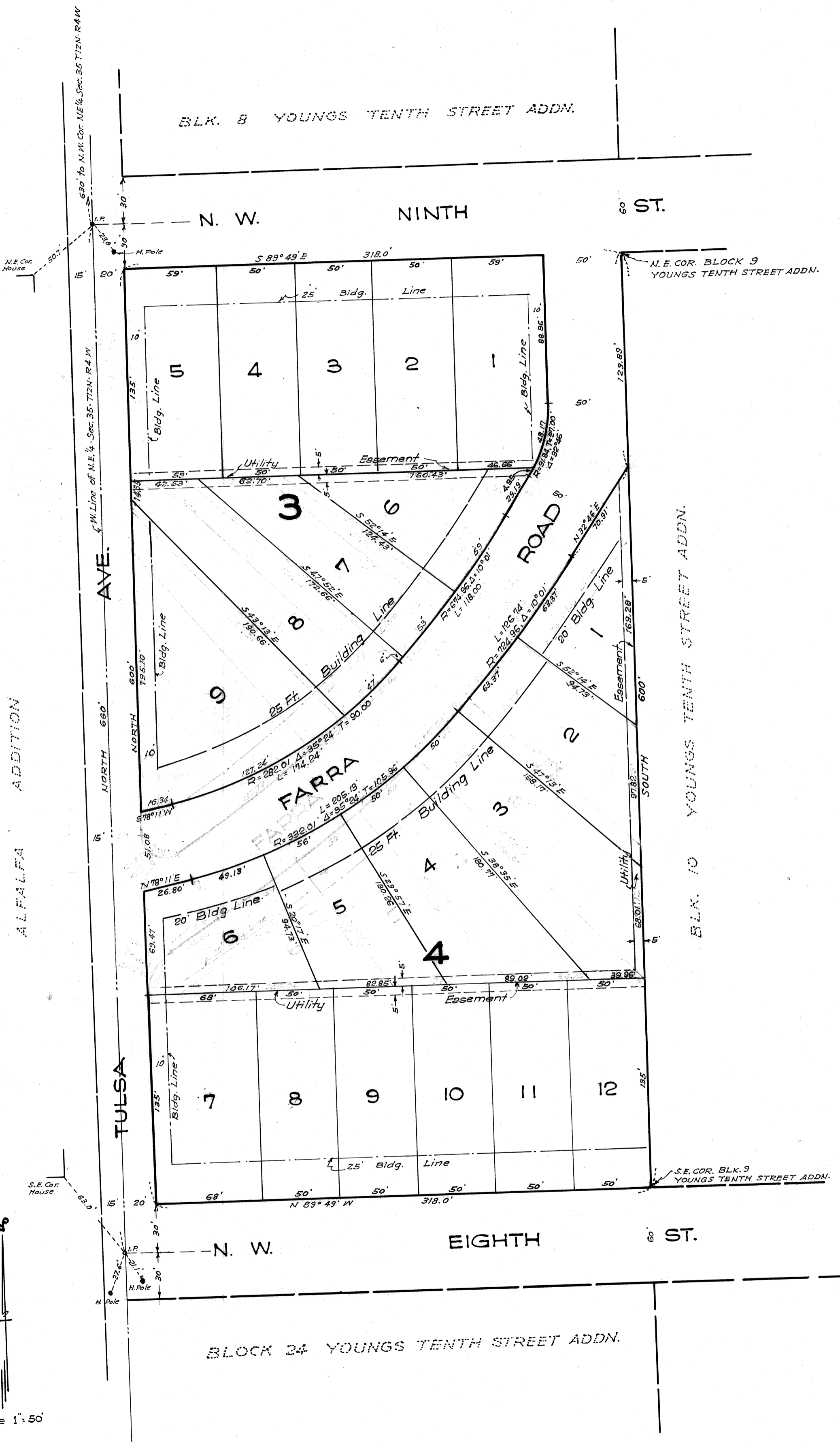


FARRA PLACE ADDITION

A SUBDIVISION OF BLOCK 9
YOUNGS TENTH STREET ADDITION
TO OKLAHOMA CITY OKLA.

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OWNERS' CERTIFICATE AND DEDICATION

We, the undersigned, FRED T. FARRA and GERTRUDE A. FARRA, husband and wife, do hereby certify that we are the owners of and the only persons who have any right, title or interest in the land shown on the annexed plat of FARRA PLACE being a subdivision of Block 9, Youngs Tenth Street Addition, to Oklahoma City, Oklahoma; that the said plat represents a correct survey of the said property made with our consent; that we hereby dedicate to the public use all the streets, avenues or other lands as shown on said plat; that we do hereby guarantee a clear title to the lands so dedicated from ourselves, our heirs or assigns forever, and have caused the same to be released from all encumbrances, so that the title is clear.

- RESTRICTIONS:**
- (1) All the lots in this tract shall be known and described as residential lots, and no structure shall be erected, altered, placed or permitted to remain on any residential building plot other than one detached single family dwelling not to exceed one and one half stories in height and a private garage for not more than two cars.
 - (2) No building shall be located on any lot herein nearer than 25 feet from the front lot line (or nearer than the building line if such line is shown on the annexed plat) or nearer than 10 feet from the side street line.
 - (3) No noxious or offensive trade or activity shall be carried on upon any lot nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
 - (4) No persons of any race other than the Caucasian shall use or occupy any building or any lot, except that this covenant shall not prevent occupancy by domestic servants of a different race domiciled by an owner or tenant.
 - (5) No trailer, basement, tent, shack, garage, barn or other outbuildings erected in the tract shall at any time be used as a residence temporarily or permanently nor shall any structure of a temporary character be used as a residence.
 - (6) The ground floor area of the main structure, exclusive of open porches and garages, shall not be less than 800 square feet for a one story structure nor less than 600 square feet for a one and one half story structure.
 - (7) A public utility easement of 1.5 feet is hereby reserved off the rear of each lot, as shown on the within plat, for the installation and maintenance of public utilities.

Signed at Oklahoma City, Oklahoma this 11th day of May 1948.
 Fred Farra
 Gertrude A. Farra

State of Oklahoma } ss.
 County of Oklahoma }
 Before me, the undersigned, a Notary Public in and for said County and State on this 11th day of May, 1948, personally appeared Fred T. Farra and Gertrude A. Farra, husband and wife, 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.
 Witness my hand and notarial seal the day and year above set forth.
 My commission expires: November 7, 1951

Amy Qualls
 Notary Public.

BONDED ABSTRACTER'S CERTIFICATE

The undersigned, duly qualified and lawfully bonded abstractors of titles in and for the State of Oklahoma, County of Oklahoma, hereby certify that the records of the proper officials of said County show that the titles to the land shown on the annexed plat of FARRA PLACE being a subdivision of Block 9 Youngs Tenth Street Addition to Oklahoma City, Oklahoma is vested in Fred T. Farra and Gertrude A. Farra, husband and wife and that on the 10th day of May 1948 there were no actions pending or judgments of any nature in any court or on file with the clerk of any court in said County and State, against said lands or the owners thereof; that the taxes are paid for the year 1947 and prior years, and that no outstanding tax sales certificates are against said lands and that no tax deeds are issued to any persons, and that there are no liens, mortgages or encumbrances of any kind against the land described in said plat.

Attest: A. D. Drew
 Secretary

CAPITOL ABSTRACT & TITLE COMPANY
 Rollin D. Drew
 President

State of Oklahoma }
 County of Oklahoma }
 Before me, the undersigned, a Notary Public in and for said County and State on this 10th day of May 1948, personally appeared Rollin D. Drew to me known to be the identical person who subscribed the name of the maker 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 of said corporation for the uses and purposes therein set forth.
 Witness my hand and notarial seal the day and year above set forth.
 My commission expires: Sept 7, 1949

W. G. Jones
 Notary Public

ENGINEER'S CERTIFICATE

I, W. W. Hughes, the undersigned, do hereby certify that I am by profession a land surveyor and registered engineer and that the annexed plat consisting of one sheet correctly represents a survey made under my supervision on the 1st day of March, 1948 and that all of the monuments shown thereon actually exist and their positions are correctly shown.

W. W. Hughes
 Engineer

REGIONAL PLANNING COMMISSION APPROVAL
 I, R. R. Murphy, Secretary of the Regional Planning Commission for the County of Oklahoma, State of Oklahoma, hereby certify that the said commission duly approved the annexed plat of FARRA PLACE at a meeting held on the 14th day of May 1948.

R. R. Murphy
 Secretary
 Regional Planning Commission

State of Oklahoma }
 County of Oklahoma }
 Before me, the undersigned a Notary Public in and for said County and State, on this 1st day of March, 1948, personally appeared W. W. Hughes, 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 notarial seal the day and year above set forth.
 My commission expires: November 7, 1951

Amy Qualls
 Notary Public

