

207374 C.J.

COMPARED

THIS INDENTURE, Made this 11th day of August, 1922, by and between Charles B. Parker, of Tulsa County, Oklahoma, duly appointed, qualified and acting guardian of the person and estate of Charlotte S. Parker and Harriett A. Parker, minors, of the county of Tulsa, State of Oklahoma, party of the first part, and Joseph Kraus and Fannie Kraus, parties of the second part,

WITNESSETH:

THAT, WHEREAS, on the 6th day of July, 1922, the County Court within and for said County of Tulsa, State of Oklahoma, made an order of sale, authorizing, empowering and directing the said party of the first part, as guardian of the person and estate of Charlotte S. Parker and Harriett A. Parker, minors to sell certain real estate belonging to the above named wards, situated in Tulsa County, State of Oklahoma, specified and particularly described in said order of sale, which said real estate was ordered sold either at private or public sale, as the party of the first part should adjudge most beneficial for the estate of the said wards, which said order of sale now on file and of record in said County Court, is referred to and made a part of this indenture, and

WHEREAS, under and by virtue of said order of sale, and pursuant to original notice given thereof as required by law, the said party of the first part, on the 3rd day of July, 1922, at -----, in the city of Sand Springs, Tulsa County, State of Oklahoma, at the hour of 9 A.M., of said day, offered for sale at the said time and place, subject to the approval and confirmation of the said County Court, the said real estate, situated in the County of Tulsa, State of Oklahoma, and specified and particularly described in the said order of sale as aforesaid. And at said sale the said parties of the second part became and are the purchasers of said real estate hereinafter particularly described for the sum of Nineteen Thousand (\$19,000.00) Dollars, they being the highest and best bidders, and that being the highest and best sum bid.

WHEREAS, the said County Court, upon due and regular return of the proceedings of said order of sale made by the said party of the first part on the 3rd day of July, 1922, on the 17th day of July, 1922, on the 17th day of July, 1922, made an order approving and confirming said sale and directing that proper conveyances be made to the parties of the second part, and

WHEREAS, on the 11th day of August 1922, upon due notice the Court made and entered an amended order modifying and further confirming said sale, a certified copy of which order of confirmation of sale was duly filed for record in the office of the County Clerk of the said County of Tulsa, within which county the said real estate so sold is situated, on the 23rd day of August, 1922, at 3:40 o'clock P.M., and recorded in Book-----, of --, at page --, and which said order of confirmation, and the amended order are of record in the office of the said County Clerk, and the record thereof is hereby referred to, and made a part of this Indenture.

NOW, THEREFORE, the said Charles B. Parker, as the guardian of the person and estate of the above named wards, the party of the first part, pursuant to the order last aforesaid of the said County Court, for and in consideration of the sum of Twelve Thousand Nine Hundred Ninety (\$12,990.00) Dollars, to him in hand paid by the said parties of the second part, the receipt of which is hereby acknowledged, and the execution and delivery by the said parties of the second part to the said party of the first part for their note and bond, secured by a second mortgage upon the real estate herein