

Filed for record in Tulsa County, Okla. on Aug. 11, 1923, at 11:15 A.M. and duly recorded in book 467, page 213, By Brady Brown, Deputy,

(SEAL) O.G. Weaver, County Clerk.

237802 - BH

COMPARED

GUARDIAN'S DEED.

This indenture, made the 11th day of August, 1923, by and between Title Guarantee and Trust Company of Tulsa, Oklahoma, the duly appointed and qualified and acting guardian of J. B. Dose, an incompetent, party of the firstpart, and Anna Viner and T. B. Coulter, parties of the second part, witnesseth:

That, whereas, on the 19th day of May, 1923, and the 6th day of June, 1923, the county court within and for said County of Tulsa, State of Oklahoma, made an order of sale authorizing the said party of the firstpart to sell certain real estate of the said J.F. Dose, incompetent, situate in Tulsa County, State of Oklahoma, and specifically and particularly described in said order of sale and which said order of sale, now on file and of record in said county court, is hereby referred to and made a part of this indenture ✓

And whereas, under and by virtue of said order of sale and pursuant to legal notice given thereof the said party of the firstpart on the 21st day of July, 1923, at the court house in said County of Tulsa at two o'clock, P.M. offered for sale and sold subject to confirmation by said county court real estate situated in said Tulsa County and specified and described in said order of sale as aforesaid and at said sale the said parties of the second part became the purchasers of the said real estate hereinafter particularly described for the sum of one thousand four hundred eleven and 74/100 dollars (\$1411.74) they being the highest and best bidder and that being the highest and best sum bid; ✓

And, whereas, the said county court upon due and legal return of the proceedings under said order of sale, made by the said party of the first part on the 21 day of July, 1923, after making the said sale did on the 4th day of August, 1923, make an order confirming the sale and directing conveyances to be executed to the said parties of the second part, a certified copy of which order of confirmation was filed for record in the office of the county clerk of said Tulsa County, within which the said land sold is situated, on the 11th day of August, 1923, at _____ o'clock, _____ M and recorded in book 467 of _____ at page 213 and which said order of confirmation now on file and on record in said county court and which said record thereof in said County Clerk's office is hereby referred to and made a part of this indenture. ✓

Now, therefore, the said Title Guarantee and Trust Company, guardian of the said J. F. Dose, an incompetent, as aforesaid party of the first part, pursuant to the order last aforesaid, of said county court, and for and in consideration of the sum of one thousand four hundred eleven and 74/100 dollars (\$1411.74) to it in hand paid by said party of the second part, the receipt whereof is hereby acknowledged, has granted, bargained, sold and conveyed and by these presents does grant, bargain, sell and convey unto the said parties of the second part, their heirs and assigns forever, all the right title, interest and estate of the said J. F. Dose, incompetent, in and to all the certain lot, piece or parcel of land, situate, lying and being in said Tulsa County, State of Oklahoma, described as follows to-wit:

Lot sixteen (16) of Block eighteen (18) of Owen addition to the City of Tulsa, Tulsa, Tulsa County, Oklahoma, as per the recorded plat thereof, together with