

474

Filed for Record in Tulsa. Tulsa County, Oklahoma, July 23. 1923 at 9:10 O'Clock A. M, and
Recorded in Book 474, Page 20,
By Brady Brown Deputy, (seal) O. G. Weaver County Clerk

#236423 EC COMPARED

GUARDIAN'S DEED ;

INTERNAL REVENUE

\$1.50

Cancelled

THIS INDENTURE made the 9th, day of July, 1923 by and between George McKeehan, the duly appointed, qualified and acting guardian of Henry Bough, a minor, party of the first part and James R. Hall party of the second part; WITNESSETH:

Whereas on the 11th, day of May, 1923, the County Court within and for Tulsa County, S State of Oklahoma, made an order of sale authorizing the said party of the first part to sell certain real estate belonging to said Henry Bough, a minor situate in Tulsa County, State of Oklahoma, and specified and particularly described in said order of sale. either in one parcel or in sub-division as said party of the first part should judge most beneficial to said estate and which order of sale is hereby referred to and made a part of this deed

Whereas under and by virtue of said order of sale and pursuant to legal notice given ther of, the said party of the first part on the 13th, day of June, 1923, after having offered said real estate for sale on said day, sold the same to James R. Hall. subject to confirmation by the said County Court, this real estate being described as follows, to-wit;

Lots, 1, 2, 3, and 4, block 17, original town of Broken Arrow,
Tulsa County. Oklahoma,

which said real estate was properly described in said order of sale as aforesaid and that said second party therein, James R. Hall, became the purchaser of same for the sum of Eleven Hundred Twenty-Five Dollars (\$1125.00), he being the highest and best bidder and that being the highest and best sum bid,

And, "hereas, said County Court upon due and legal return of the proceedings under said order of sale ^{made} by said first party on the 25th, day of June, 1923, said County Court, did on the 7th, day of July, 1923, after hearing said return make an order of confirming said sale and directing conveyances to be executed to said party of the second part; certified copy of which order of confirmation was filed for record in the office of the County Clerk of Tulsa County. Oklahoma, within which the said land sold is situated, on the 9th, day July, 1923, and which said order of confirmation is recorded in Book 451. Page, 645, and which said order of confirmation now on file and of record is hereby referred to and made a part of this deed.

Now, Therefore, the said George McKeehan guardian of the said Henry Bough, a minor party of the first part. pursuant to the order last mentioned of the said County Court, Tulsa County, Oklahoma, and for and in consideration of the sum of Eleven Hundred Twenty-five Dollars (\$1125.00) to him in hand paid by said party of the second part, receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant bargain, sell and convey unto the said party of the second part, his heirs and assigns forever, all the right, title interest and estate of the said Henry Bough, a minor, in and to all that certain lot or parcel or land described as follows, to-wit;

Lots 1, 2, 3, and 4. Block 17, original town of

Broken arrow, now City of Broken Arrow, Tulsa County, Oklahoma,

together with the tenements hereditaments and appurtenances thereunto belonging or in any wise appertaining,

To Have and Hold all and singular the above described premises together with the appurtenances unto the said party of the second part his heirs and assigns forever,

In Witness Whereof, the said party of the first part, guardian as aforesaid, has hereunto set his hand the day and year first above written,