

deceased, party of the first part, and Josephine P. Walters, party of the second part.
 Witnesseth: That whereas, on the 23rd day of July, 1924, the County Court within and for the County of Tulsa, State of Oklahoma, made an order of sale authorizing said party of the first part to sell certain real estate of the said Eddie M. Basse, deceased, situated in Tulsa County, State of Oklahoma, and particularly described in said order of sale, and which said order of said now on file and on 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 notices given thereof, the said party of the first part on the 9th day of August, 1924, at the hour of ten (10) o'clock A.M. of said day, sold said real estate specified and described in said order of sale at private sale to Josephine P. Walters for the sum of two thousand (2000.00) dollars, she being the highest and best bidder therefor, and that being the highest and best bid.

And, whereas, the said County Court upon legal return of the proceedings under said order of sale made by said party of the first part, on the 15th day of August, 1924, after making the said sale, did on the 27th day of August, 1924, make an order confirming said sale and directing conveyance to be executed to the said party of the second part; a certified copy of which order of confirmation was filed for record in the office of the County Clerk in said County of Tulsa, ^{which} said land is situated on the 22nd day of August, 1924, and recorded in book ____ page ____, of the Miscellaneous records of that office, and which said order of confirmation now on file and on record as aforesaid is hereby referred to and made a part of this indenture.

Now, therefore, the said O. White, executor of the last will of the said Eddie M. Basse, deceased, party of the first part, pursuant to said orders of the County Court, and the statutes in such cases made and provided and the authority and directions in said will, for and in consideration of the said sum of two thousand (\$2000.00) dollars to him 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 Josephine P. Walters, party of the second part, her heirs and assigns, all the right, title, interest and estate of the said Eddie M. Basse, deceased, at the time of her death and also all the right, title and interest that the said estate by operation of law or otherwise may have acquired in and to all that certain lots, pieces and parcels of land situated in Tulsa County, Oklahoma, to-wit:

Lots thirty one (31) and thirty two (32) in block five (5) of
 College View addition to the City of Tulsa, according to the recorded
 plat thereof;

together with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

To have and to hold all and singular the above described and granted premises with the appurtenances thereto to the said party of the second part, her heirs and assigns forever.

In witness whereof, the said party of the first part, executor as aforesaid, has hereunto set his hand this 27th day of August, 1924.

O. White, Executor of the last will of Eddie M.
 Basse, deceased.

State of Oklahoma)
 County of Tulsa) ss
 Before me, a Notary Public, in and for said County and State, on this 27th day of August, 1924, personally appeared O. White, an executor of the last will of Eddie M. Basse, deceased, to me known to be the identical person who executed the within and foregoing instrument and acknowledged to me that he, as executor of the last will of Eddie M.