

## ORDER CONFIRMING SALE OF REAL ESTATE.

STATE OF OKLAHOMA, )  
TULSA COUNTY. )

IN COUNTY COURT. PROBATE NO. 196.

IN THE MATTER OF THE GUARDIANSHIP OF IRENE HOWARD, MINOR.

Now, on this 1st, day of March 1909, there coming on for hearing the return of sale made by Thomas Howard, as guardian of the estate of the said Irene Howard, minor, and said Thomas Howard appearing in person and by his attorneys, Elliott & Ramsey, and no other person appearing, and the court having examined said return, and having heard and considered the evidence of witnesses offered in support of said return, and there being no opposition to the confirmation of said sale and being fully advised in the premises finds:

That in pursuance of said order of sale, said Thomas Howard, Guardian of Irene Howard, minor, on the 15th, day of February, 1909, sold the portions of the real estate of said minor described as follows, to-wit:

The N  $\frac{1}{2}$  of the SE  $\frac{1}{4}$  of the NE  $\frac{1}{4}$  and the SE  $\frac{1}{4}$  of the NE  $\frac{1}{4}$  of the NE  $\frac{1}{4}$  of Section 20, T. 20 N. R. 14 East, Tulsa County, Oklahoma, for the sum of \$340.00 and the following tract to-wit: The NE  $\frac{1}{4}$  of SW  $\frac{1}{4}$  of NW  $\frac{1}{4}$ ; and the SW  $\frac{1}{4}$  of SE  $\frac{1}{4}$  of NW  $\frac{1}{4}$  and the NW  $\frac{1}{4}$  of NE  $\frac{1}{4}$  of SW  $\frac{1}{4}$  of Sec. 25, Tp. 22 N. Range 19 E. in Mayes County, Oklahoma, for the sum of \$410.00 also the following tract to-wit: The N 3.77 acres of Lot 3, and the S. 3.79 acres of Lot 4, Sec. 2, Tp. 22 N. R. 12 East, in Tulsa County, Oklahoma for \$80.00 at private sale to Frank B. Gardner upon the following terms, to-wit:

For the total sum of \$830.00 payable as follows: Cash in hand.

That said sale was made after due notice as prescribed by said order of sale; that said purchaser was the highest bidder therefor, and said sums the highest and best sums bid; that said sale was legally made and fairly conducted; that said sums are not disproportionate to the value of the property sold, and that sums exceeding such bids at least ten (10) per cent exclusive of the expense of a new sale cannot be obtained, and that the said Thomas Howard in all things proceeded and conducted and managed such sale as required by the statutes in such case made and provided, and as by said order of sale required and directed.

It is therefore ordered, adjudged and decreed by the Court, that the said sale be, and the same is hereby confirmed and approved and declared valid, and the said Thomas Howard, guardian of Irene Howard, minor, is directed to execute to said purchaser proper and legal conveyance of said real estate.

N. J. Gubser, County Judge.

## CERTIFICATE OF TRUE COPY.

STATE OF OKLAHOMA, TULSA COUNTY. ) SS.

I, N. J. Gubser, Judge of the County Court in and for the County and State aforesaid, do hereby certify that the instrument hereto attached is a full, true and correct copy of Order Confirming Sale of Real Estate of Irene Howard, as the same now appears of record in this office.

WITNESS my hand and the seal of said Court at Tulsa, Oklahoma, this 1st, day of March, 1909.

(COURT SEAL)

N. J. Gubser, Judge of the County Court.

Filed for record at Tulsa, Okla. Mar. 1, 1909. at 2. 45 P. M.

H. C. Walkley, Register of Deeds (SEAL)