

*Probate
no. 1607*

IN THE COUNTY COURT OF MUSKOGEE COUNTY, OKLAHOMA.

IN THE MATTER OF THE ESTATE OF WALTER FULSON, JR., A MINOR, WALTER FULSON, GUARDIAN.

ORDER CONFIRMING SALE OF REAL ESTATE.

Now, on this 18th, day of May 1909, there coming on for hearing at 10 o'clock A.M. the return of sale heretofore made by Walter Fulson as guardian of the person and estate of Walter Fulson, Jr., a minor, said return having been set for hearing on this day, and said guardian appearing in person and by his Attorneys Roach & Bradley, and the Court having examined said return, and it being shown to the Court that notices of hearing this return has been given as prescribed by law and by the order of this court by posting in three public places in both Muskogee and Tulsa Counties, and the court being fully advised in the premises finds:

That in pursuance of the order of sale of this court, made on March 25, 1909, the said guardian advertised the land hereinafter described, by posting notices in three public places in Tulsa County, on the 26th, day of March, 1909, and by publishing notices in the Tulsa World, in the issue of March 27th and April 3rd and 10th, 1909, for sale at private sale on April 12, 1909, at 10 o'clock A. M. that on the day and hour set for said sale the said guardian sold the said land, to-wit:

The Southeast Quarter of the Northwest Quarter, Lots One (1) and Two (2), the North Five (5) acres of the Northeast Ten (10) acres of Lot Three (3), and the North Two and Five Tenths (2.5) acres of the South Five (5) acres of the Northeast Ten (10) acres of Lot Three (3) all in Section Twenty Three (23), Township Nineteen (19) North, Range Eleven (11) East, Tulsa County, Oklahoma.

at private sale to F. G. Osborne for the sum of \$425.00 payable in cash on the confirmation of the sale by this court and execution of a Guardians deed.

And on this 18th, day of May 1909, the said sale coming on for confirmation, John F. Hayden, a responsible person, appears in open court, and in writing offered for said real estate the sum of \$500.00, to be paid in cash upon the confirmation of the sale by this court and the execution of a proper Guardian's deed; and it appearing to the court that said bid of \$500.00 is 10% more in amount than the bid of F. G. Osborne named in the return heretofore filed, it is the judgement of this court that the sale to the said John F. Hayden should be confirmed.

It further appearing that said sale was made after due notice as prescribed by law and by the order of sale; that the said John F. Hayden was and is the highest and best bidder for the said land and the sum of \$500.00 the highest and best sum bid; that said sale was legally made and fairly conducted and that said sum is not disproportionate to the value of the property sold; and that a sum exceeding such bid at least 10% exclusive of the costs of a new sale cannot be obtained; and that said guardian in all things proceeded and conducted said sale as required by law and by the order of this Court:

It is therefore ordered, adjudged and decreed by the Court that the said sale of said land to the said John F. Hayden, for the sum of \$500.00 be and the same is hereby confirmed, approved and declared valid, and the said guardian is hereby directed to execute to the said purchaser a proper and legal conveyance of the said real estate.

W. C. Jackson,
Judge of the Probate Court of Muskogee County.

CERTIFICATE OF TRUE COPY.

STATE OF OKLAHOMA,)
) SS. PROBATE NO. 1607.
COUNTY OF MUSKOGEE.)

I, Wm. F. Wells, Clerk of the County Court within and for the County of Muskogee,