

GUARDIAN'S DEED.

THIS INDENTURE, Made this 12th, day of August 1909, by and between Ruth B. Evans, the duly appointed, qualified and acting Guardian of Henry Evans, a minor, party of the first part, and Earl D. Bailey, the party of the second part, WITNESSETH:

THAT WHEREAS, on the 15th, day of July 1909, the County Court of Tulsa, State of Oklahoma, made an order authorizing the said party of the first part to sell certain real estate of said minor, situated in said county, and particularly described in said order of sale, ^{which order of sale} now on file and of record in said court, is hereby referred to and made a part of this indenture.

AND WHEREAS, under and by virtue of said order and in pursuance of legal notices given, the said party of the first part, on the 2nd day of August 1909, at town of Tulsa between the hours of 10 o'clock A. M. and 4 o'clock in the afternoon, offered for sale at private sale, and subject to confirmation by said Court, the said real property, and at such sale the said party of the second part became the purchaser of said real estate hereinafter particularly described, for the sum of Twelve Hundred Dollars (\$1200.00) he being the highest bidder and that being the highest and best sum bid:

AND WHEREAS the said County Court, upon the due and legal return of her proceedings under said order of sale, made by the said party of the first part on the 2nd day of August 1909, after making said sale, and upon due and legal notice given, did, on the 12th day of August 1909, make an order confirming said sale, and directing conveyance to the said party of the second part, a certified copy of which order of confirmation was recorded in the office of the Register of Deeds in said Tulsa County, within which said real estate is situated, on the 12th, day of August 1909, which said order of confirmation now on file of record in said Court and which said record thereof in said recorder's office are hereby referred to and made a part of this indenture.

NOW, THEREFORE, the said Ruth B. Evans, the Guardian of Henry Evans, as aforesaid the party of the first part, pursuant to the order last aforesaid, of the said Court, for and in consideration of the sum of Twelve Hundred Dollars (\$1200.00) to her in hand paid by the said party of the second part, receipt whereof 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 and interest and estate of the said Henry Evans, in and to all that certain tract of land situated in the County of Tulsa, State of Oklahoma, described as follows, to-wit

The North East Quarter of the South East Quarter (NE. $\frac{1}{4}$ of the SE. $\frac{1}{4}$) of Section Fourteen (14) in Township Twenty One (21) N. of Range Twelve (12) East.

Together with the tenements, hereditaments and appurtenances whatsoever belonging or in anywise appertaining.

TO HAVE AND TO HOLD, all and singular the above mentioned and 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 her hand and seal, the day and year first above written.

Ruth B. Evans,
Guardian of Henry Evans, a Minor.

STATE OF OKLAHOMA,)
T U L S A COUNTY. . :

BEFORE, George H. Norvell, a Notary Public, in and for said County and State, on this 12th, day of August 1909, personally appeared Ruth B. Evans, Guardian of the