

## GUARDIAN'S DEED.

THIS INDENTURE, made the 22nd day of October, 1909, by and between Charles L. Torr, the duly appointed, qualified and acting guardian of Malinda Davis Higgs, a minor, party of the first part, and J. E. Leaverton, the party of the second part.

WITNESSETH: That whereas, on the 7th day of September, 1909, the County Court of the County of Muskogee, State of Oklahoma, made an order authorizing the said party of the first part to sell certain real estate of said minor, situated in the County of Tulsa, State of Oklahoma, and more particularly described in said order, 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 27th day of September A. D. 1909, at the town of Muskogee, in the County of Muskogee, State of Oklahoma, at the hour of ten o'clock, in the forenoon, 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 all of said real estate hereinafter particularly described for the sum of Two Thousand One Hundred Ninety (\$2190) Dollars, he being the highest bidder and that being the highest sum bid, and

WHEREAS, The said Court, upon the due and legal return of his proceedings under said order of sale made by said party of the first part on the 7th day of October A. D. 1909 after making said sale, and upon due and legal notice given, did on the 21st day of October A. D. 1909 make an order confirming said sale, and directing a conveyance to the said party of the second part, a certified copy of which order of confirmation is hereby attached, and recorded herewith in the office of the Register of Deeds of Tulsa County, Oklahoma, within which said real estate is situated, which said order of confirmation now on file and of record in said Court, and which record thereof in said Register of Deeds' office are hereby referred to and made a part of this indenture.

NOW, THEREFORE, The said Charles L. Torr, the guardian of Malinda Davis Higgs, a minor, 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 Two Thousand One Hundred Ninety (\$2190) Dollars to him 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, interest and estate of the said Malinda Davis Higgs a minor, in and to all those certain tracts of land situated in the County of Tulsa, State of Oklahoma, and bounded and described as follows, to-wit:

The southwest one-quarter of the Northwest One Quarter and the Southeast One Quarter of the Northwest One Quarter, and Lots five and six of Section Two, Township Nineteen North, Range Thirteen East, and Lot five in Section Twenty-nine, Township Eighteen North, Range Thirteen East, together with the tenements hereditaments and appurtenances whatsoever to the same belonging or in any wise appertaining.