

Order Confirming Sale of Real Estate

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State of Oklahoma

Probate No. 759

Wagoner County

In the County Court.

In the Matter of the guardianship of Bruce Agent, a minor,

John Buck, guardian

NOW, On this 28th day of March, 1912, there coming on for hearing the return of sale made by

John Buck

as the guardian

of the estate of Bruce Agent, a minor,

and said

John Buck, guardian

appearing (A)

by his attorneys, Blair & Brown and no one appearing in opposition hereto

and the Court having examined said return, and having heard and considered the evidence of witnesses offered in support of said return

and being fully advised in the premises, finds:

That in pursuance of said order of sale, said John Buck, as such guardian

on the 11th day of March, 1912, sold the portion of the real estate of said estate described as follows, to-wit:

Northwest quarter of Section 34, Township 17 North, Range 12 East, lying and being in Tulsa County, Oklahoma

at public sale to Luther Spray upon the following terms, to-wit

For the sum of \$100.00 payable as follows:

Cash upon confirmation of sale; And upon the hearing of said return, after due notice, in the manner provided by law said bid was raised by E. W. Sill, a responsible person, to \$1100.00; and thereupon W. O. Rittenhouse increased said bid to the sum of \$1450.00, which in the judgment of the Court, was a fair and adequate price therefor, and which was the highest and best sum bid; and the said W. O. Rittenhouse was declared by the Court to be the purchaser thereof.

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 sum the highest and best sum bid; that said sale was legally made and fairly conducted; that said sum is not disproportionate to the value of the property sold, and that a sum exceeding such bid at least ten (10) per cent. exclusive of the expense of a new sale cannot be obtained, and that the said John Buck, as guardian in all things proceeded and conducted and managed such sale as required by the statute 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 John Buck as guardian is directed to execute to said purchaser proper and legal conveyance of said real estate.

Leon B. Frank

County Judge.

NOTE "A" Here note all appearances either in support of or against the confirmation of the sale.

CERTIFICATE OF TRUE COPY.

State of Oklahoma

County of Wagoner

I, A. F. Evans, Clerk 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 in # 759

as the same now appears of record in this office.

WITNESS My hand and the seal of said Court at Wagoner, Oklahoma, on this 28th day of March, 1912

Endorsed; filed Mar. 28, 1912
A. F. Evans, clerk County Court.

A. F. Evans

Clerk of the County Court.

By F. P. Edwards, Deputy

State of Oklahoma, Tulsa County, I hereby certify that this instrument was filed for record in my office on

Mar. 29, 1912 at 8 o'clock a.m. Wagoner County, Oklahoma, Register of Deeds

(over seal)