

Order Confirming Sale of Real Estate

72874

DOHSEY Printing Company Stationers, Dallas, Texas—1426

State of Oklahoma

Probate No. 1570

Cherokee County

In the County Court.

In the Matter of the Guardianship of John Alvin Spears a minor

NOW, On this 30th day of August, 1915, there coming on for hearing the return of sale made by E. D. Spears as the guardian of the estate of John Alvin Spears a minor and said E. D. Spears appearing (A) in person and no one appearing to oppose the confirmation of said sale

and the Court having examined said return, and having heard and considered the evidence of witnesses offered in support of said return and it being proven that notice of this hearing has been duly given by posting notices in Cherokee County as required by law and being fully advised in the premises, finds:

That in pursuance of said order of sale, said E. D. Spears guardian on the 21st day of August, 1915, sold the portion of the real estate of said estate described as follows, to-wit:

1/2 of N. W. 1/4 of sec. 36, Twp. 22 N. Rge. 13, E.

at private sale to J. K. Romier upon the following terms, to-wit:
For the sum of \$ 2400.00 payable as follows:
cash upon confirmation of sale by the court

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 E. D. Spears 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 E. D. Spears, guardian is directed to execute to said purchaser proper and legal conveyance of said real estate.

J. D. Carl

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

Cherokee County

In the County Court.

INTERNAL REVENUE

\$ 1.00

Cancelled.

I, J. Monroe Wallace, Clerk of the County Court in and for the County and State aforesaid, do hereby certify that the instrument here attached is a full, true and correct copy of Order Confirming sale consisting of 4 pages and filed on the 30 day of Aug 1915 in the Court in the case of John Alvin Spears a minor as the same now appears of record in my office.

WITNESS My hand and the seal of said Court at this 30 day of Aug 1915, Oklahoma, on this day of 1915

INTERNAL REVENUE

\$ 1.10 cents

J. Monroe Wallace (Seal)

Clerk of the County Court

Filed for record Tulsa County Oklahoma Aug 18 1915 Cherokee County Oklahoma
at 8 o'clock P.M. Lewis Elmer County Clerk (Seal)