

COMPARED

425

## DEED RECORD

## GUARDIAN'S DEED

THIS INDENTURE, Made the 22<sup>nd</sup> day of October Nineteen Hundred and Twelve at Stillwell, Adair County State of Oklahoma, by and between Refua Downing the duly appointed, qualified and acting Guardian of Jennie Blackwood, Mahleah Blackwood and George Blackwood, minors party of the first part, and

F. Pearl of Fayetteville, Arkansas the part of the second part:

WITNESSETH, That, whereas, on the 18<sup>th</sup> day of July 1912, the County Court, within and for the County of Adair State of Oklahoma, made an Order of Sale, authorizing the said party of the first part to sell certain real estate of the said above named minors situated in the County of Tulsa State of Oklahoma, described in said order of sale,

And, whereas, under and by virtue of said Order of Sale, and pursuant to legal notices given thereof, the said party of the first part, on the 3<sup>rd</sup> day of September A. D. Nineteen Hundred and Twelve sold the hereinafter described real estate specified and described in said Order of Sale, subject to confirmation by said Court, for the sum of Five Hundred (\$500.00) DOLLARS, to F. Pearl he... being the highest and best bidder... and that being the highest and best sum bid.

And, whereas, the said County Court, upon the due and legal return of his proceedings under the said Order of Sale, made by the said party of the first part on the 3<sup>rd</sup> day of September A. D. 1912,

did on the 14<sup>th</sup> day of September 1912, make an order confirming said sale, and directing conveyances to be executed to the said part of the second part; a certified copy of which order of confirmation was recorded in the office of the Register of Deeds of said Tulsa County, within which the said land sold is situated, on the 7<sup>th</sup> day of September A. D. 1912, in Book 136 on page 564, and which said order of confirmation now on file and of record in said County Court, and which said record thereof in said Register of Deeds' office, are hereby referred to and made a part of this indenture.

Now, therefore, the said Refua Downing as the Guardian of the said Jennie Blackwood, Mahleah Blackwood, and George Blackwood, minors as aforesaid, the party of the first part, pursuant to the order last aforesaid of the said County Court, and for and in consideration of the sum of Five Hundred (\$500.00) DOLLARS,

to him in hand paid by the said part of the second part, the receipt whereof is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell and convey unto the said part of the second part,

his heirs and assigns, forever, all the right, title, interest and estate of the said Jennie Blackwood, Mahleah Blackwood and George Blackwood, minors

in and to all the certain lot, piece or parcel of land, situated, lying and being in said County of Tulsa State of Oklahoma, and bounded and particularly described as follows, to-wit:

The undivided 1/4 interest of said minors in and to the estate of  
Wm Blackwood, deceased.

The W 1/4 of the S 1/4, and the S 1/4 of the S 1/4 of the S 1/4 of  
section 35, township 22 north, range 13 east, containing 1.00 acres  
more or less

together with the tenements, hereditaments and appurtenances whatsoever to the same belonging or in anywise appertaining.

TO HAVE AND TO HOLD, All and singular, the above-mentioned and described premises, unto the said part 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 his hand the day and year first above written.

SIGNED AND DELIVERED IN PRESENCE OF

I hereby certify that I signed the name of Refua Downing in the presence and at the request of W. C. Corley

Refua Downing Guardian.

STATE OF OKLAHOMA, Adair County, ss.

Be it Remembered, That on this 22<sup>nd</sup> day of October A. D. 1912, before me,

Lena McBlair Notary Public within and for said County and State, personally appeared Refua Downing as the Guardian of Jennie Blackwood, Mahleah Blackwood and George Blackwood, minors

to me known to be the identical person who executed the within and foregoing instrument, and acknowledged to me that he executed the same in the capacity therein stated as his free and voluntary act and deed for the uses and purposes therein set forth.

In Witness Whereof, I have hereunto set my hand and official seal, at said County, the day and year last above written.

My Commission expires January 30<sup>th</sup>, 1915

STATE OF OKLAHOMA, County of Tulsa, ss.

I hereby certify that the within instrument was filed for record the 1 day of Nov A. D. 1912, at 2<sup>15</sup> o'clock and 00 minutes P.M.

By H. C. Walkley Deputy Register of Deeds.