

DEED RECORD

#72 875

BANK DODSWORTH BOOK CO., LEAVENWORTH, KAN. No. 21818

GUARDIAN'S DEED

THIS INDENTURE, Made the 30th day of August Nineteen Hundred and Twelve
at Talequah State of Oklahoma, by and between E. D. Spears
the duly appointed, qualified and acting Guardian of John Alvin Spears a minor

party of the first part, and
J. K. Remier the party of the second part:
WITNESSETH, That, whereas, on the 1st day of July 1915, the County Court,
within and for the County of Cherokee State of Oklahoma, made an Order of Sale, authorizing the said party
of the first part to sell certain real estate of the said John Alvin Spears a minor
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 21st day of August 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
Twenty-four hundred DOLLARS,
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 all the proceedings under the said Order
of Sale, made by the said party of the first part on the 21st day of August A. D. 1915,

did on the 30th day of August 1915, make an order confirming said sale, and directing conveyances
to be executed 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 of said Tulsa County, within which the said land sold is situated, on the 1st day
of Sept A. D. 1915, in Book 27 on page 481, 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 E. D. Spears
as the Guardian of the said John Alvin Spears a minor

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
Twenty-four hundred DOLLARS,
to him in hand paid by the said party 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 party of the second part,
his heirs and assigns, forever, all the right, title, interest and estate of the said John Alvin Spears a minor

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

South-half (S 1/2) of the Northwest quarter (NW 1/4)

of Section Thirty-six (36) Township Twenty

INTERNAL REVENUE

\$ 25.00

Cancer

two (22) North Range Twp (13) East of

the Indian Base and meridian and containing

80 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 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 his hand the day and year first
above written.

SIGNED AND DELIVERED IN PRESENCE OF

E. D. Spears

Guardian.

STATE OF OKLAHOMA, Cherokee County, ss.

Be it Remembered, That on this 30th day of August A. D. 1915, before me,
A. J. Hunt Notary Public
within and for said County and State, personally appeared E. D. Spears
as the Guardian of John Alvin Spears a minor

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 July 21st 1918

(Seal of A. J. Hunt)

Notary Public

STATE OF OKLAHOMA, County of Tulsa, ss.

I hereby certify that the within instrument was filed for record the 1st day of Sept A. D. 1915,
at 8 o'clock and — minutes A. M.

By — Deputy.

Levin's Clinic County Clerk
Register of Deeds