

## DEED RECORD

BANK DODSWORTH BOOK CO., LEAVENWORTH, KAN. No. 21358

## GUARDIAN'S DEED

THIS INDENTURE, Made the 30th day of September Nineteen Hundred and Sixteen at State of Oklahoma, by and between John Bird of Muldrow Oklahoma the duly appointed, qualified and acting Guardian of For - me - the Sangers, Jack Sanger, Lilla Sanger, Mary Sanger, and Emma Sanger, minors party of the first part, and J. D. Ward the part of the second part:

WITNESSETH, That, whereas, on the 24th day of July 1916, the County Court, within and for the County of Sequoyah, State of Oklahoma, made an Order of Sale, authorizing the said party of the first part to sell certain real estate of the said For - me - the Sangers, Jack Sanger, Lilla Sanger, Mary Sanger, and Emma Sanger, minors situated in the County of Sequoyah State of Oklahoma, described in said order of sale, either as one

parcel or as subdivisions, as the said party of the first part should judge most beneficial to said Estate and which said order of sale now on file and of record in said County Court, but is hereby referred to and made a part of this indenture. 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 4th day of September A. D. Nineteen Hundred and Sixteen sold the hereinafter described real estate specified and described in said Order of Sale, subject to confirmation by said Court, for the sum of \_\_\_\_\_ 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 \_\_\_\_\_ proceedings under the said Order of Sale, made by the said party of the first part on the \_\_\_\_\_ day of \_\_\_\_\_ A. D. 19\_\_\_\_,

did on the \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_, 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 \_\_\_\_\_ County, within which the said land sold is situated, on the \_\_\_\_\_ day of \_\_\_\_\_ A. D. 19\_\_\_\_, in Book \_\_\_\_\_ on page \_\_\_\_\_, 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 \_\_\_\_\_ as the Guardian of the said \_\_\_\_\_

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 \_\_\_\_\_ DOLLARS,

to \_\_\_\_\_ 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, heirs and assigns, forever, all the right, title, interest and estate of the said \_\_\_\_\_

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

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, heirs and assigns, forever.

In Witness Whereof, The said party of the first part, Guardian as aforesaid, has hereunto set \_\_\_\_\_ hand the day and year first above written.

SIGNED AND DELIVERED IN PRESENCE OF \_\_\_\_\_

Guardian.

STATE OF OKLAHOMA, \_\_\_\_\_ County, ss.

Be it Remembered, That on this \_\_\_\_\_ day of \_\_\_\_\_ A. D. 19\_\_\_\_, before me, \_\_\_\_\_ within and for said County and State, personally appeared \_\_\_\_\_ as the Guardian of \_\_\_\_\_

to me known to be the identical person who executed the within and foregoing instrument, and acknowledged to me that \_\_\_\_\_ executed the same in the capacity therein stated as \_\_\_\_\_ 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.

STATE OF OKLAHOMA, County of Tulsa, ss.

I hereby certify that the within instrument was filed for record the \_\_\_\_\_ day of \_\_\_\_\_ A. D. 19\_\_\_\_, at \_\_\_\_\_ o'clock and \_\_\_\_\_ minutes \_\_\_\_\_ M.

By \_\_\_\_\_ Deputy \_\_\_\_\_ Register of Deeds.