

#142713

## DEED RECORD

## GUARDIAN'S DEED

THIS INDENTURE, Made the 25th day of October Nineteen Hundred and Nineteen at Puyor State of Oklahoma, by and between Nelson L. Warren, the duly appointed, qualified and acting Administrator of Estate of John F. Warren, deceased, party of the first part, and

J. J. Hogan, of Puyor, Oklahoma,

the part of of the second part:

WITNESSETH, That, whereas, on the 8th day of July 1919, the County Court, within and for the County of Mayes 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 F. Warren, deceased, situated in the County of Tulsa State of Oklahoma, described in said order of sale, which said order is recorded in Probate Journal No. 7, at page 247 office of Court Clerk, in the County Court, Mayes County, Oklahoma

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 8th day of September A. D. Nineteen Hundred and Nineteen sold the hereinafter described real estate specified in said Order of Sale, subject to confirmation by said Court, for the sum of thirteen thousand, five hundred, fifty & 70/100 (\$13,560.70) DOLLARS, to J. J. Hogan 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 the Administrators proceedings under the said Order of Sale, made by the said party of the first part on the 8th day of September A. D. 1919,

did on the 19th day of September 1919, 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 10th day of October A. D. 1919, in Book 282 on page 109, 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 Nelson L. Warren as the Guardian of the said Administrator of Estate of John F. Warren, deceased

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 thirteen thousand, five hundred, fifty & 70/100 (\$13,560.70) 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 F. Warren, deceased at the time of his death, and all interest right, or equity, which he may have acquired by operation of law in and to said real estate, or in which said estate has in and to all the certain lots, pieces 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:

Southwest Quarter of Southeast Quarter and South Twenty-six (26) acres of Lot Two (2) and South Half of Northeast Quarter and Southwest Quarter of Northeast Quarter and Northeast Quarter of Southeast Quarter of Section Two (2), all in Township Sixteen (16) (N & 26) North and Range Thirteen (13) East containing in all 226 acres, more or less

INTERNAL REVENUE  
\$ 13,560.70 Cancelled

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

Harold N. Langley  
Post Office Puyor, Okla.

Nelson L. Warren  
Administrator of Estate of John F. Warren, deceased Guardian

STATE OF OKLAHOMA, Mayes County, ss.

Be it Remembered, That on this 25th day of October A. D. 1919, before me,

C. D. Mitchell

Notary Public

within and for said County and State, personally appeared

as the Guardian of Nelson L. Warren, as the Administrator of the Estate of John F. Warren, deceased

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 June 24-1920. (Seal)

(Seal)

C. D. Mitchell

Notary Public

STATE OF OKLAHOMA, County of Tulsa, ss.

Thereby certify that the within instrument was filed for record the

5

day

of A. D. 1919

at 11 o'clock and 0 minutes of M.

By C. D. Mitchell

Deputy.

(Seal)

Lewis Cline

County Clerk

Register of Deeds

In County Court, Mayes County, Oklahoma, in Open Court  
Now, on this 29 day of October 1919 the above and foregoing  
deed is approved and confirmed by the County Court.