

## CHAPTER CXXXIV.

January 28, 1869.

*An Act to authorize the Judge of the Probate Court of Stearns County to order private sale of the interest of the minor heirs of Thomas P. Calhoun, deceased, in certain real estate.*

- SECTION 1. Upon satisfactory evidence, the Judge of Probate authorized to grant license to the guardian of said minor children to sell and convey certain real estate herein described.
2. Guardian authorized to make all necessary deeds, and conveyances to the purchasers thereof.
  3. Guardian to cause a copy of this act to be recorded with the Register of Deeds.
  4. When act to take effect.

*Be it enacted by the Legislature of the State of Minnesota:*

When guardian may be licensed to sell real estate of minors.

SECTION 1. That the judge of the Probate court of the county of Stearns, be, and he is hereby authorized and empowered whenever it shall be made to appear to his satisfaction that he is for their interest, to make an order of license, and grant license to Elizabeth M. Calhoun, the guardian of David T. Calhoun, Mary A. Calhoun and Sarah E. Calhoun, minor children and heirs at law of Thomas P. Calhoun, late of said county, deceased, to sell at private sale with or without public notice, and upon such terms and conditions as shall be deemed by said guardian most to the advantage of said minors, all the right, title and interest of the said minors in all and any part of the following described land, situate in said Stearns county, state of Minnesota, viz: The west half of the northwest quarter; and southeast quarter of the northwest quarter; and lots one and two of section eleven (11) in township one hundred and twenty-four (124) north of range twenty-eight (28) west; a part of said land lying and being embraced within the survey of the town site Lowry's Addition to the town of St. Cloud, and being the

same land which Sylvanus B. Lowry and wife by warrantee deed recorded in the office of the register of deeds in and for said Stearns county in deed book D, on pages two hundred and ninety-six, &c., granted and conveyed to said Thomas P. Calhoun.

SEC. 2. That said guardian be, and she is hereby authorized and empowered to make private sale of all the right, title and interest of the said minors in all or any part of the land mentioned in section one of this act, upon receiving the license of the judge of said probate court, granted as hereinbefore provided for, and to make all necessary deeds and conveyances of the interest of said minors in such land to the purchasers thereof.

Guardians to make all necessary deeds.

SEC. 3. It is hereby made the duty of said guardian to cause a copy of this act to be recorded in the deed record in the office of the register of deeds in and for said Stearns county, and said register is hereby authorized and required so to record the same, and all deeds and conveyances executed under the provisions of this act shall contain a reference thereto by its title, and state the time and place where the same is recorded as aforesaid.

To cause this act to be recorded.

SEC. 4. This act shall take effect and be in force from and after its passage.

When act to take effect.

Approved January 28, 1869.