

Dallas County, Texas Probate Cases 1846 – Early 1900's

Case Number 3011

Dallas Genealogical Society
Founded 1955

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FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

3011

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

C.B. Gillespie Adams

Est. J.P. Sanderson said - you are hereby
instructed to pay the \$125
note of Miss Hopkins out of the
money set aside to me by the
Court

Nov 22/94

J.P. Sanderson

190

RECEIVED

from C.B. Gillespie Adams & Est. J.P. Sanderson

One Hundred + Thirty Seven + ³⁵/₁₀₀ Dollars

being the principal due on \$125 note & interest on same
due me by Mrs. J.P. Sanderson

Misses Hopkins

Dallas, Texas, July 1st 1894

TELEPHONE 679.

M *Est J.P. Sanderson* *2000*
 Bought of **J. L. PEACOCK,** PARTNER IN PEACOCK & SHIELEY.

PAINTING

WALL PAPER, WINDOW GLASS, GLASS PAINTS, PAINTS, OILS,
 OILS OF VARIOUS KINDS, STAINS, STAINING, ETC.

<i>100</i>	<i>1.00</i>
<i>J. L. Peacock</i>	

DALLAS, TEXAS, *12/11* 1894

J.P. Sanderson Estate
 Bought of **W. W. WESTON,**

DEALER IN

Hardware, Cutlery, Barbed Wire, Nails, Guns,
 Pistols, Ammunition, Mastic Mixed Paints, Crockery, Glassware, Etc.
 NO. 205 ELM STREET.

<i>1 Lock</i>	<i>25</i>
<i>1 Trace Chain</i>	<i>20</i>
<i>For Locking Gates to Sanderson farm</i>	<i>45</i>
<i>W.W. Weston</i>	

THE PRESCRIPTION DRUG STORE.

Dallas, Texas Mar 23 1893

" T. P. Sanderson
In Rec't with J. H. BUMPAS,
Drugs, Fancy and Toilet Articles.
Prescriptions Carefully Compounded.

Agent for THE CELEBRATED LEMON CHILL TONIC, a Sure Cure for Chills.
306 MAIN STREET.

Nov	20	To Cash	25
	20	" 18	75
Dec	12	" 18	150
"	"	" 18	20
"	15	" 18	25
Jan	24	" 18	150
"	"	" 18	50
"	26	" 18	150
Feb	1	" 18	150
			7 95

State of Texas } Personally appeared before
Dallas County } the undersigned authority of
J. H. Bumpas who makes oath
that the foregoing account within affiant's know-
ledge is just, and that all legal affiants,
payments and debts known to affiant have
been accounted for. J. H. Bumpas
Given to and subscribed before me by J. H.
Bumpas this 25-day of Nov 4 1893
Notary Public Dallas Co Texas

Wm J. P. Sanderson Dr
To Laura Moore
To balance for Cooking. \$28.00

State of Texas
Dallas County } Personally appeared
before me Laura Moore
who after being duly sworn say
the above account of her account
knowledge is just and true and
& unpaid, and all lawful affiant
Audit & payment have been allowed
This Nov 16 1892 Jas J. Whitehill
Notary Public
Dallas County Texas

NOTICE OF FILING FINAL ACCOUNT

Est. of J.P. Sanders
No. 1660 Deceased.
C.B. Gillespie Admr.

THE STATE OF TEXAS

To All Persons Interested in the Estate of J.P. Sanders Deceased:

C.B. Gillespie Administrator, has filed in the County Court of Dallas County, Final Account, showing the condition of said Estate, and his application to be finally discharged as such Administrator, and to close the administration of said Estate, which will be heard at the next term of said Court, commencing the first Monday in May A.D. 1908, at the Court House in the City of Dallas, at which time all persons interested in said Estate shall appear and contest said Account if they see proper.

WITNESS Jack M. Gaston Clerk of the County Court of Dallas County, Texas, this 13th day of Apr A.D. 1908.

JACK M. GASTON,

Clerk County Court of Dallas Co., Texas.

By R.H. Lee Deputy
Issued this the 13 day of Apr A.D. 1908

JACK M. GASTON, County Clerk.

By R.H. Lee Deputy



J.P. Sanders
in Accompaniment
Laura Moore

Presented to me on
Dec 1-97 and
Allowed -
This July 1-1893

C.B. Gillespie
Admr. Est. J.P. Sanders

Approved and ordered filed in
due course of administration on
this 10th day of May 1908
C.B. Gillespie

FILED
APR 5 1908
L.E. BUCHANAN, County Clerk
Dallas

DALLAS CITY TAX RECEIPT.

No. 12947

Received *Oct 12* 189*8*
 of *J. H. Brantley*
 in payment of City Ad Valorem, Poll Tax, Special Dallas & Wichita and Texas & Pacific Railroad Taxes, School Tax and Interest and Sinking Fund upon the following described property:

AdVal Tax pub 1890	750
Ad Valorem Tax, 1890	125
D. & W. R'y Tax, 1890	63
T. & P. R'y Tax, 1890	250
School Tax, 1890	312
Int. & Sink'g Fund, 1890	
City Cost	450
Interest	
TOTAL	\$ 1950

No. LOT	No. BLOCK	DESCRIPTION
<i>9 & 10 150 x 180</i>	<i>966</i>	<i>Cole & Lued</i>

*Paid by
C. H. Brantley*

J. R. Rowles *clerk* *J. P. Scott* Collector.

THE STATE OF TEXAS, COUNTY OF DALLAS

Before me *J. R. Eldredge* a Notary Public
At Moore
 a newspaper published weekly in Dallas County, Texas, and that the within notice of filing Final Account was duly published in *Moore* paper for three successive weeks prior to the first Monday in *May* 1908 A. D. and in the following dates to-wit: *April 13-08 to May 4-08* in *Moore* and daily addition *At Moore*

Sworn to and subscribed before me this *21st* day of *May* 1908
J. R. Eldredge Notary Public
 Dallas Co. Tex.
 By _____ Deputy

NO. *1660*

COUNTY COURT.

STATE OF TEXAS

J. P. Brantley

Deposited

Notice of Filing Final Account.

Issued this *13* day of *April* A. D. *1908*

JACK M. GASTON,
 County Clerk, Dallas Co. Tex.
 Deputy

Exhibit's Return.

Case to hand the _____ day of _____ A. D. _____ and excepted by certifying the same to be published in _____ newspaper published weekly in the County of Dallas, Texas, for twenty days prior to the first Monday in _____ A. D. _____ and on the following dates, to-wit: _____

A copy of such publication is hereto attached and made a part of this return.

Sherrill Hester County Clerk, Texas.
 Deputy

NOTICE TO FILE REPORT.

THE STATE OF TEXAS,

To the Sheriff or any Constable of Dallas County - GREETING:

YOU ARE HEREBY COMMANDED to notify

C. B. Gillespie admr

of the Estate of *J. P. Sanderson Deed*

by delivering to him a true copy of this writ, that at the *Sept* ¹⁹⁰⁶ Term of the County Court of said County an order was made directing and requiring *you* to prepare and file in said Court, within *10* days from date of service hereof, *your* Annual Report or Exhibit, showing the condition of said Estate.

HEREIN FAIL NOT, but of this writ make due return, showing how you have executed the same.

WITNESS MY HAND and Official Seal, at office in the City of Dallas, this *14* day of *Sept* A. D. 1906

F. R. SHANKS,

Clerk County Court, Dallas Co., Texas.

By *W. B. Walden* Deputy.

GILLESPIE & CULLUM,
REAL ESTATE AND FINANCIAL AGENTS
103 AUSTIN STREET,
WINDSOR HOTEL BLOCK

Municipal Bond Department.

DALLAS, TEXAS,

July 7th 1906

*Estate of J. P. Sanderson - Deceased -
to Messrs Knight & Co. -
To 5% Commission on sale of
13 1/2 acres of land @ \$800 - \$4125
Recd payment of C. B. Gillespie
adm'r.
Messrs Knight & Co.*

Exray sale

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

71
No. 1660

ESTATE OF
D. O. Sanderson
Dec'd
C. B. Gillespie Admr

NOTICE TO FILE REPORT.

Issued 14 day of Sept
1906 FRANK R. SHANKS, Clerk.

By W. R. Walden Deputy.

Came to hand on the 14 day of
Sept 1906 and executed on
the 20 day of Sept 1906
by delivering a true copy of within notice to

C. B. Gillespie
the within named Admr
A. L. Ledbetter
Dallas County.

By J. J. Ledbetter Deputy

FEES:	
Serving Notice	75
Mileage	10
Total	85

J. J. Ledbetter attn

Form 210-214
 \$5671⁰⁰/₁₀₀
 Dallas Sept 19th 1895
 Received by the Security Mortgage and Trust Company, of Dallas, Texas, the sum of five thousand six hundred seventy one and ⁰⁰/₁₀₀ Dollars.
 from C.B. Gillespie Adm'r of J.P. Sanderson Estate on the proceeds of the sale of land, Sept 2nd 1895 - on which said Company held a mortgage and of my belief and was sold off for my and
 O. K'd by Charge
 The Security Mortgage Co
 1012 Avenue of Commerce
 Dallas Texas
 Voucher No.

Dallas Tex July 18th 1896
 Received from C.B. Gillespie Adm'r of J.P. Sanderson Estate
 One thousand & forty four ⁰⁰/₁₀₀ Dollars
 in full settlement of a claim in favor of Dr. A.P. Keever for Medical Services
 \$144⁰⁰/₁₀₀
 Sargent Bros Assignees of Dr. A.P. Keever by
 Doctor H. Hester Atty

Dallas July 20 1896
 Received from C.B. Gillespie Adm'r of J.P. Sanderson Estate
 One thousand & fifty three ⁰⁰/₁₀₀ Dollars
 part pay of \$500 - allowed for Atty's fees
 \$153⁰⁰/₁₀₀
 A.H. Field Atty

No. 1660.

E. T. P. Jackson
 P.O. Office
 1000
 Dallas County
 Texas.

Let us have a copy of
 Co. for purchase
 to make sure
 received by note in
 the book on property
 of the 1st. bank
 Co. Judge

CITY OF DALLAS TAX RECEIPT FOR THE YEAR 1891.

No. 4323

RECEIVED, DALLAS, Texas.

Oct 1st 1891

of *J. P. Sanderson*
 the sum of *Twenty two & 00/100*

DOLLARS

In payment of the City Ad Valorem, Poll, Special, Dallas & Wichita and Texas & Pacific R. R. Taxes, School and Interest, and Sinking Fund Taxes, for the year 1891, upon the following described property:

	NUMBER OF LOT.	NUMBER OF BLOCK.	NAME OF STREET.
<p>Ad Valorem Tax, \$1000 S. D. W. R. R. " " 100 T. & P. R. R. " " 100 School " " 100 Poll and Sinking Fund " " 100 Total Rate of Tax, \$1.70</p>	<p><i>10 & 1/2 A 9</i> <i>150 X 185</i></p>	<p><i>966</i></p>	<p><i>Cole & Knud</i></p>
<p>Cost \$ <i>250</i> Int. \$ <i>078</i></p>	<p style="text-align: center;"><i>Polk & Thompson Return</i></p> <p style="text-align: right;"><i>J. P. Scott</i> Collector.</p>		

CITY OF DALLAS TAX RECEIPT FOR THE YEAR 1893.

No. 8224

Received Dallas, Texas,

Oct 1, 1893

of *J. P. Anderson Estate*
8.50 in payment of the City Advalorem, Special,
 Dallas & Wichita and Texas & Pacific R. R. Taxes, Interest and
 Sinking Fund Taxes for the year 1893, upon the following described
 property:

Ad Valorem	50 cents on the \$100
D. & W. R. R.	5 " " " 100
T. & P. R. R.	5 " " " 100
Int. and Sinking Fund	5 " " " 100
TOTAL RATE	\$1.50

Tax for 1893 . . . \$	7 50
Interest	90
Penalty	
Costs	
TOTAL . . . \$	8 40

NUMBER OF LOT	NUMBER OF BLOCK	NAME OF STREET
150 & 185 101-102-9	966	Cole & Linn

Per *J. R. Rowley* Deputy. *J. P. Scott* Collector.

Alvin Bailey
A. H. Baker
Ed. Parks
H. P. Skinner
Thos. Baker
J. A. Smith
James H. H. T.
A. Cohen
M. C. Stewart
W. J. H. H.
George Smith

CITY OF DALLAS TAX RECEIPT FOR THE YEAR 1894.

No. 2512

Received, Dallas, Texas,

Oct 1 1894

of J.P. Sanderson Estate
692, in payment of the City Advalorem, Special
 Texas & Pacific R. R. Taxes, Interest and Sinking Fund Taxes for
 the year 1894, upon the following described property:

Ad Valorem	85 cents on the \$100
T. & P. R. R.	5 " " " 100
Interest and Sinking Fund	20 " " " 100
TOTAL RATE	\$1.10
Tax for 1894	\$ <u>6.54</u>
Interest	<u>38</u>
Penalty	
Costs	
TOTAL	\$ <u>6.92</u>

NUMBER OF LOT	NUMBER OF BLOCK	NAME OF STREET
150 x 185 10 & Part 9	16/966	Cole & Sued

Per J.R. Rowley Deputy. J.P. Scott Collector.
John F. Worley, Printer, Dallas, Texas.

CITY OF DALLAS TAX RECEIPT FOR THE YEAR 1892.

No. 3355

Received, Dallas, Texas,

Oct 1 1892

of J.P. Sanderson
1328, in payment of the City Advalorem, Special,
 Dallas & Wichita and Texas & Pacific R. R. Taxes, Interest and
 Sinking Fund Taxes for the year 1892, upon the following described
 property:

Ad Valorem	85 cents on the \$100
D. & W. R. R.	5 " " " 100
T. & P. R. R.	20 " " " 100
Int. and Sinking Fund	20 " " " 100
TOTAL RATE	\$1.30
Tax for 1892	\$ <u>11.25</u>
Interest	<u>203</u>
Penalty	
Costs	
TOTAL	\$ <u>13.28</u>

NUMBER OF LOT	NUMBER OF BLOCK	NAME OF STREET
150 x 185 10 & Part 9	966	Cole & Sued

Per J.R. Rowley Deputy. J.P. Scott Collector.
John F. Worley, Stationer, Printer and Binder, Dallas, Texas.
 Paid by Abraham Rowley

Oak Cliff, Texas, Nov. 28th 1892

Master L. P. Sanderson, Account
 IN ACCOUNT WITH
DR. A. P. KEEVER,
 FOR PROFESSIONAL SERVICES.

Office at Parchman & Co's Drug Store. Telephone No. _____
 Residence _____ Dr. Cr.

July 20 1892	Pr Self		
March 15 1892	108 visits	\$	118 50
Jan - 1892	by Cash		10 00
April 26 1892	" "		25 00
Bal Due		\$	144 50

NO. 183-AFFIDAVIT TO AN ACCOUNT-A. D. Aldridge & Co. Stationers and Printers, Dallas, Texas.

THE STATE OF TEXAS,
 County of *Dallas*

Before me, *E. S. Sanderson J.P. Tex officio* a Notary Public in and for the County of *Dallas* personally appeared *A. P. Keever* who, being by me duly sworn, upon his oath, says that the account hereto attached, is within his knowledge, just and true, that it is due, and that all just and lawful offsets, payments and credits have been allowed that are known to affiant *A. P. Keever*

IN TESTIMONY WHEREOF, I hereunto set my hand and seal, this *30* day of *Nov* 1892

E. S. Sanderson J.P. Tex officio
 a Notary Public for *Dallas* County.

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

Presented to me Dec 1-1892
and allowed. This Jan 15-93

C. B. Gillespie
Admr Est. J. P. Samsam

Approved and ordered paid in
due course of administration as
per class claim 1890-22
May 1893
J. P. Samsam

L. H. HUGHES County Clerk
of Dallas County, TEXAS

MAR 31 1893

FILED

Estate of J.P. Sanderson Dec'd
 To W.S. McFerrin Adm^r
 June To 1/2 Days service as chain carrier in
 surveying land of said Estate 2.00

Approved June 20th 1896
 C.B. Kempie Adm^r

Recd payment July 10th 1896
 W.S. McFerrin

DALLAS, TEXAS, Dec 13 1892

J. P. Sanderson
 Dr. to Addison & Burgher Insurance Agents,
 MERCHANTS' EXCHANGE BUILDING

DATE	NUMBER	INSURANCE COMPANY	PROPERTY INSURED	AMT OF POLICY	PREMIUM
1891					
Oct 10	600104	New York N. ay	Dwelling lot 9 2nd St	2500	\$7.50
Nov 16	301102	"	On Board & Co. lot	500	7.50
Dec 17	1767	Hartford	Dwelling lot 8 1st St	1000	10.00
" 17	1762	St Paul	Dwelling lot on farm	700	8.75
					\$68.75
Int on same m yr					6.85
					\$75.60
					24.20
On July 28 th By Return Premium					\$51.40
					5.95
					\$57.35

The State of Texas, I, before me the undersigned, within the day personally appeared
 County of Dallas (attested B. M. Burgher who being by me first
 duly sworn says upon the oath that he is the junior member of the firm
 of Addison & Burgher, that the above account against the Estate
 of J. P. Sanderson Dec'd, being a balance of \$57.35 is just and
 that all legal offsets, payments and credits known to officers have been
 accrued and that account is personally examined of

Estate of J. P. Sanderson Dec't
 1897 To John D. Paschall Jr
 Oct 11th To making Supplement to Vol No. 3, in
 Block D of Fields Subdivision of
 the 8th of the Elizabeth Robertson Sur. $\frac{3.00}{3.00}$

Received payment in full of the above amount
 from C. B. Kelliepie Adm'r of said Estate this
 Oct 21st 1897

John D. Paschall
 Abstractor

Presented to me on
 Dec 10th 1897 rec'd
 Alameda - John McF
 1913
 C. B. Kelliepie's
 Adm'r of J. P. Sanderson

FILED
 APR 15 1893
 L. E. HUGHES, COUNTY CLERK
 of Alameda County

12/13/92

16

Approved and ordered paid in
 due course of administration, as
 the class claim this 20 day
 of Dec 1893
 J. P. Paschall
 County Judge

From the index that is in my of
 December 1892.
 J. P. Paschall
 B. M. Youngland

Estate of J. P. Sanderson Dec'd
 1897 To John N. Paschall
 Oct 9th To making partial abstract of title
 to 6 acres of land, part of the W. S.
 Beatty Survey, lying on the E. Co. S. 2. R. 4
 And Cedar Creek - 23 pages $\begin{matrix} 5.00 \\ 5.00 \end{matrix}$

Received payment in full of above amount
 from C. B. Gillispie admr of said Estate
 this 21st day of October 1897.
 John N. Paschall
 Abstractor

Book No. 38
 Estate of J. P. Sanderson
 To C. B. Gillispie
 John N. Paschall

FILMED BY DALLAS GENEALOGICAL SOCIETY - 1978

LAW OFFICES
BARRY & ETHERIDGE.

GASTON BUILDING,
DALLAS, TEXAS, Feby. 21st, 1894.

JOHN T. BARRY,
S. B. ETHERIDGE.

Diet:-

L. H. Hughes, Esq.,
County Clerk, City.

Dear Sir:-

Herewith I hand you decree in re Estate of T. P. Sandersen, de-
ceased, which please put to record. Judge Field, the opposing counsel,
has examined the decree, and it is acceptable to him as you will see from
his endorsement thereupon.

Yours truly,

J. M. Etheridge

Proven do.

*Call of Mr. Sandersen
to 3 o'clock with
J. B. Goodhall*

39

Y - 1978

C. D. GILLESPIE
DALLAS CITY
BUSINESS AND RESIDENCE
PROPERTY,
FARM AND RANCH
LANDS IN
NORTH AND WEST TEXAS.

OFFICE OF
GILLESPIE & CULLUM,
Real Estate and Financial Agents,
108 MURPHY STREET,
HEAD OF NATIONAL BANK OF DALLAS.

J. D. CULLUM
REAL ESTATE
AND
COLLATERAL LOANS,
COUNTY
AND CITY BONDS
BOUGHT AND SOLD.

Letters of Inquiry Promptly Answered.

DALLAS, TEXAS.

Recd Nov. 30th 1898 of C. D. Gillespie
Adm'r Est of J. P. Sanderson the sum of
Fifty Dollars. part payment on
fee allowed by Court as Atty for
Administrator
A. H. J. 100

State of Texas }
County of Dallas } Before me, the undersigned
-ed Authority, personally
appeared, Jas. H. Mathis
who being by me duly sworn, on his oath
doth say that he is the owner of the note
hereto attached, it being a claim against
the Estate of J. P. Sanderson, deceased, that
said note is just, due, correct, and unpaid,
and that all legal offsets & credits due
thereon have been allowed.

Jas. H. Mathis
Sworn to and subscribed before me this
26th day of Aug. 1892
George Jackson a
Notary Public, Dallas Co. Tex.

\$ 12.40 Dallas Tex. Dec. 20th 1888 **W. DEERING & Co.**
 On or before the First day of April 1889 **16. REFER TO IT.**
 For value received, I, the undersigned, of Section _____ Township _____ County _____
 State of Texas, jointly and severally promise to pay Twelve & 40/100 Dollars,
 to the order of That Exchange Bank in Dallas Tex

 This note will bear interest per annum from date of issue, and if not paid when due this note is to draw twelve per cent. interest from date until paid, and if collected
 by attorney, as if suit is brought thereon, I hereby promise to pay ten per cent. on the above amount as attorney's fees, and consent that the same shall be taxed
 against me, and entered up as part of the judgment. If this note is not paid at maturity, then it shall become due and payable at Dallas, Dallas County, Texas.
 The undersigned, heirs, executors and administrators severally waive presentment for payment, protest and notice of protest, and notice of non-payment of this note, and
 agreement to holding suit against any party to this note, and agree that time of payment may be extended without notice or other demand without affecting their liability.

P. O. Dallas _____ miles North.
 P. O. _____ 2 miles South.
 P. O. _____ miles East.
 P. O. _____ miles West.
 or any near cross.

TEXAS NOTE.—Form 54. Fill all blank spaces, and if name is foreign or illegible, write it out in plain English.

J. P. Sanderson

FILED Sept 8 1892
 L. H. FLOWER, Clerk County Court
 by W. J. Jackson
Geo. W. Robertson
1072 1/2 Pass.
Credit 10, 1892
Alford

Presented to me on
 the 20th day of August
 1892 & allowed
 C. B. Gillespie Agent
 Est of J. P. Sanderson Debit

LEY - 1978

Chattel Mortgage Book No.
 County of
 Book Page
 This mortgage also secures—
 Due Am't
 Due Am't
 Mortgaged Property:
Resid-7-3-90-10,000
J.H. Weather

Chattel Mortgage Book No.
 County of
 Book Page
 This mortgage also secures—
 Due Am't
 Due Am't
 Mortgaged Property:
11-1-2-91
W. Weather

NOTE: This form is to be filled out by the mortgagor and the mortgagee. It is not to be filled out by the lender. The mortgagor must sign and seal this form in the presence of the mortgagee. The mortgagee must sign and seal this form in the presence of the mortgagor. The mortgagor must also sign and seal this form in the presence of the mortgagee. The mortgagee must also sign and seal this form in the presence of the mortgagor.

FILED Sept 8 1892
 L. H. HUNTER, Clerk County Court.
W. Weather
Debit 72.40
Credit 10.00
1893
Attached

Presented to me on
 the 20th day of August
 1892 by *Allyoudd*
W. Weather
 Est of *W. Weather*

Received and original filed in
 the office of the Clerk of the Court
 at 4 o'clock P.M. Sept 16 1892
W. Weather

GENEALOGICAL SOCIETY - 1978

City of Dallas Tax Receipt

FOR THE YEAR 1895.

No. 10

RECEIVED, Dallas, Texas.

of

\$

675

in payment of the City Ad Valorem, Special Texas & Pacific R. R. Taxes, Interest and Sinking Fund and Special Conduit Fund Taxes for the year 1895, upon the following described property:

Oct 1st 1895

NUMBER OF LOT

NUMBER OF BLOCK

NAME OF STREET

10 & part of }
150 & 185 }

16/966

Cole & Lued

Ad Valorem	\$ 65 cents on the \$100	100
T. and P. R. R.	5 "	100
Interest and Sinking Fund	65 "	100
Conduit Fund	15 "	100
TOTAL RATE	\$1.50	100

Tax for 1895	\$	675
Interest		
Penalty		
Costs		
TOTAL	\$	675

Per

J. R. Rowley

Deputy

J. P. Scott

Collector.

PHILIP W. HOKAN,
Attorney-at-Law,
123 Main St.,
Dallas, Tex.

Dallas, Tex.

1895

C. B. Hollister Esq.

His claim of

debt seems to be for his

note. his judgment is

for principal interest and

attorneys fees - \$1,491.92.

An indented credit for

\$25.00 deduct this of the

date of judgment there

is \$1,516.92 add costs \$5.00 makes

\$1,521.92 - as cont does - with

\$1,247 - as cont does - with

10% and some date of judgment

is - cont - but approval of this

is made unperfected by assignment

without consent of the creditor

Approved 8/20/95 J. P. Scott

for 1895, Oct 11/95 from Oct 26/91

ADMINISTRATOR'S BOND

The State of Texas,) Estate of J. P. Sanderson deceased
 COUNTY OF DALLAS.)

KNOW ALL MEN BY THESE PRESENTS, That we, C. B. Gillespie
 as Principal, and F. W. Oliver
 as Sureties, are held and firmly bound unto the County Judge of said County of Dallas, and
 his successors in office, in the sum of Twenty Thousand Dollars;
 conditioned that the above bound C. B. Gillespie who has
 been appointed Administrator

shall well and truly perform all the duties required of him under said appointment.
 WITNESS our hands and seals, this 22nd day of July 1892

C. B. Gillespie (SEAL)
J. D. Duncan (SEAL)
H. H. Williams (SEAL)
F. W. Oliver (SEAL)

I DO SOLEMNLY SWEAR that J. P. Sanderson deceased, died
 without leaving any lawful will, so far as I know or believe; and that I will well and truly
 perform all the duties of Administrator of the Estate of said deceased.

Sworn to and subscribed before me this 1 day of August 1892
J. B. Scott
 County Clerk, Dallas County, Texas.

By J. F. Lewis Deputy.

Tabent 2727.
 Estate of Dallas, Texas, Aug 9 1892
J. P. Sanderson Alced

In Acc't with S. W. S. DUNCAN'S
LAND TITLE OFFICE,

TERMS CASH * * * * * 721 MAIN STREET.

DATE	ABSTRACT No.	DESCRIPTION OF PROPERTY	AMOUNT.
Aug 27 1892	8144	Part Sec 747	\$1200
The State of Texas } Before me the undersigned authority County of Dallas } on this day personally appeared <u>C. B.</u> Gillespie who being by me duly sworn on his oath doth say that he is book keeper for <u>S. W. S. Duncan</u> and that the foregoing account against the estate of <u>J. P.</u> <u>Sanderson</u> is just and correct and unpaid and that all legal efforts, penalties and thereon have been allowed and that <u>Gillespie</u> is cognizant of the facts herein stated <u>C. B. Gillespie</u> Sworn to and subscribed before me this <u>1st</u> day of <u>Aug</u> 189 <u>2</u> In witness whereon notary public sad and			

Pv

No.
COUNTY COURT
DALLAS COUNTY.

Administrator's Bond.

ESTATE OF

J. P. Sanderson

Filed Aug 1 1892
S. B. SCOTT, Clerk.

By J. J. Lewis Deputy.

Approved this 1st day of August 1892

E. J. Brown
County Judge, Dallas County

A. B. Aldridge & Co., Stationers, Printers and Binders, Dallas

Recorded
Vol 1 - pg 210

Administrators Bond

Approved and ordered paid in
due course of administration as
in class claim this 11th day
of Oct 1892
J. J. Lewis

Account of
J. P. Sanderson

Presented to me

and allowed
C. A. Gillespie
Adm. Est. of
J. P. Sanderson

Presented to me
and allowed
C. A. Gillespie
Adm. Est. of
J. P. Sanderson

FILED Sept 8 1892
L. H. HUGHES, Clerk County Court.
By C. A. Gillespie DEPUTY

Presented to me
and allowed
C. A. Gillespie
Adm. Est. of
J. P. Sanderson

No. 153-AFFIDAVIT TO AN ACCOUNT-A. D. Aldridge & Co., Stationers and Printers, Dallas, Texas

THE STATE OF TEXAS,

County of Dallas

Before me, W. C. Cullen a Notary

Public in and for the County of Dallas personally appeared

E. S. Sanderdale who, being by me duly sworn, upon his oath, says that the account hereto attached, is within his knowledge, just and true, that it is due, and that all just and lawful offsets, payments and credits have been allowed.

E. S. Sanderdale

IN TESTIMONY WHEREOF, I hereunto set my hand and seal, this

8 day of July 1898

W. C. Cullen
Notary Public for Dallas County, Texas

No. 87-COST BOND-A. D. Aldridge & Co., Stationers and Printers, Dallas, Texas

J. C. Taylor
M. Reese

No. 471
Justice's Court, Precinct No. one
Dallas County, Texas.

KNOW ALL MEN BY THESE PRESENTS, That we

J. C. Taylor
as Principal, and

J. P. Sanderson

as Sureties, do hereby acknowledge ourselves bound to pay to the officers of the Court in the above entitled suit all costs that may be adjudged against J. C. Taylor in said suit during the pendency or at the final determination thereof.

WITNESS OUR HANDS, this 16 day of June A. D. 1891

J. C. Taylor [SEAL]
J. P. Sanderson [SEAL]

APPROVED this 16 day of June A. D. 1891

E. S. Sanderdale
Justice of the Peace Dallas Co., Texas

BILL OF COSTS.

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

JUSTICE'S FEES.		CONSTABLE'S FEES.	
DOLLARS	CENTS	DOLLARS	CENTS
	10		50
Docketing Suit	1 00	Serving Citation	
Issuing Citation	1 75	Serving Garnishment	
Issuing Subpoenas (names)		Laying Writ Attachment	
Issuing Venue		Serving Writ Sequestration	
Taking Bond		Serving Notice Interrogatories	1 20
Writ Attachment		Serving Subpoenas	
Writ Garnishment		Executing Distress Warrant	
Writ Sequestration		Taking Bond	
Writ Publication		Taking Bond of Indemnity	
Writ Distress Warrant	2 00	Taking Bond of Replevin	
Entering Continuance	25	Summoning Jury	
Entering Order		Executing Writ of Possession	
Entering Non Suit		Laying Execution	
Copy Interrogatories and Notice		Advertising Sale	
Copy Interrogatories and Commission		Taking Delivery Bond	
Certificate		Enclosing Forfeiture of Bond	
Taking Oaths	40	Taking Care of Property	
Filing Papers	40	Making Title to the Purchaser	
Taking Deposition		Commission on Sale	40
Swearing Witnesses		Returning Execution	
Impanelling Jury		Mileage	
Recording Verdict	50		
Entering Final Judgment	50		
Entering New Trial			
Taking Appeal Bond			
Transcript of Docket			
Issuing Writ of Restitution	60		
Issuing Execution	30		
Recording Return Execution			
Acknowledgment for Stay			
Taxing Costs and Copy	10		
Postage			
	\$ 6 20	Witness Fees	\$
		TOTAL COSTS	\$ 8 60

I hereby certify that the above bill is a correct transcript from my Fee Book of the costs taxed in this case.

GIVEN UNDER MY HAND this 9 day of

Mac 1899

E. S. Funderdore
J. P. Precinct No. 1, Dallas Co., Texas

No. 471

Justice's Court, Precinct No. one

Dallas County.

J. H. Taylor
VS
COST BOND.
(List No. 6.)

Al. Kause
Filed 16 days of June
A. D. 1897

E. S. Funderdore
Justice of the Peace

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

No. 471
 FEE BILL.
 J. C. Taylor
 Al. [unclear]
 State of [unclear] June 11/71
 FILED
 FEB 17 1893
 J. B. [unclear] County Clerk
 J. P. [unclear] was on bond for cash

Presented to me this 17th day of February 1893 & allowed
 Presented to me on the 17th day of February A.D. 1893 and allowed
 approved & ordered
 Advers. Act of J.P. Sanderson
 4 class claim May 13th 1893 V.S. [unclear]

Six months after date
I promise to pay to
H. H. Rawlings or bearer
Fifty Eight dollars for
value received this March
29th 1889
J. P. Sanderson

NO. 153

THE STATE OF TEXAS.

County of Dallas

Before me, E. S. Henderson Justice of the Peace and by office a Notary Public in and for the County of Dallas personally appeared H. H. Rawlings who, being by me duly sworn, upon his oath, says that the account hereto attached, is within his knowledge just and true, that it is due, and that all just and lawful offsets, payments and credits have been allowed.

H. H. Rawlings

IN TESTIMONY WHEREOF, I hereunto set my hand and seal, this

17 day of July 1893

E. S. Henderson

A Notary Public, for Dallas County, Texas

C. B. GILLESPIE.

Dallas City
Business & Residence
Property.
Farm and Ranch
Lands in North and
West Texas.

ALL LETTERS OF INQUIRY PROMPTLY ANSWERED.

OFFICE OF

GILLESPIE & CULLUM,

Real Estate and Financial Agents.

103 Austin St, Windsor Hotel Block.

J. D. CULLUM.

Real Estate and
Collateral Loans.
County and
City Bonds
Bought and Sold.

Dallas, Texas.
Recd Aug 11th 1894 of C. B. Gillespie
Asst of J. P. Sanderson Recd. The sum
of Fifty Seven & 70/100 Dollars on
account of account allowed me
by order of County Court of Dallas
County.
J. P. Sanderson

Estate of J.P. Sanderson } May 13, 1893
 1669 }
 C.B. Gillispie Adm't. } This day came on to be
 examined the claim of Ed. S. Lauderdale against the
 estate J.P. Sanderson Dead for \$86⁰⁰ and it appear-
 ing to the Court from the evidence that said claim
 is duly verified as required by law and that same
 has been duly allowed by the Adm't. of said estate,
 and has been paid and placed on the claim book
 of this Court in the manner and for the length
 of time required by law, and it therefore it is
 considered by the Court that said claim be
 and the same is hereby approved and
 ordered paid in due course of Administration
 as a 4th class claim against said estate.

Presented January 19th 1893
 Adm't. Allowed this the
 13th February A.D. 1893

C.B. Gillispie
 Adm't. J.P. Sanderson Est.

Approved and ordered paid in
 due course of administration as
 4th class claim this 20th day
 of May 1893
 J. S. Nash
 County Judge

Allowed
 1893

THE STATE OF TEXAS,

TO ALL PERSONS INTERESTED IN THE ADMINISTRATION OF THE ESTATE OF

J. P. Sanderson
Or M. Sanderson

DECEASED.

has filed in the County Court of

Dallas County, an Application for letters of Administration upon the Estate of said decedent

First

which will be heard at the next term of said Court, commencing the *First* Monday in

May A. D. 189*9*, at the Court House in the City of Dallas at

which time all persons interested in said Estate may appear and contest said Application if they see proper.

WITNESS, S. B. SCOTT, County Clerk of Dallas County, Texas.

Given under my hand and the seal of said Court at office in the

City of Dallas, this *1* day of *May* 189*9*

S. B. SCOTT,
 County Clerk, Dallas County, Texas.
J. J. Lingo
 Deputy.



Dallas, Texas, *Nov 30th* 189*1*

J. P. Sanderson Jr.
 Bought of M. BENEDIKT & CO.
 Clothing and Gen's' furnishing Goods,
 COR. ELM AND POYORAS STS.

10	50 Hat	3 00	
"	" r Shirts	3 00	
"	" r Drex	1 00	
98	" Over Coat	10 00	\$ 17 00

The State of Texas }
 County of Dallas } *Emil Kahm*
 This day personally appeared *Emil Kahm*
Emil Kahm who after being duly sworn deposes and says that he is asst. manager and agent for M. Benedikt & Co and that of his own personal knowledge the above account for \$17 00 against T. P. Sanderson Jr., dec'd, is just, and true due and unpaid and all lawful ^{credits} facts thereon have been allowed and that the same is now owing by the

56

R.M. 660

COUNTY COURT.

ESTATE OF
J. C. Anderson

Deceased.

NOTICE OF APPLICATION FOR LETTERS OF ADMINISTRATION.

Issued this 1 day of April

A. D. 1897

By J. J. Lewis Deputy
S. R. SCOTT, Co. Clerk.

SHERIFF'S RETURN.

Came to hand the 1st day of April
1897, and executed the 1st day of April
1897, by posting up three copies of
this writ at three public places in Dallas
County, one of which was the Court House
Door of said county.

By J. J. Lewis Deputy
Sheriff Dallas County

FLOWER JOB PRINT 711 ELM ST. DALLAS, TEXAS.

Costing 2 mites @ 300

*estate of said T. R. Anderson Sr
induces my said unders
of office the 20th day of
Sept 1892.*

*A. J. Hudson
Notary Public
Dallas Co. Tex.*

*Presented to me
day of
1897*

*Filed Feb 10th 1893
W. H. Hughes & Co
By A. J. Hudson*

*Presented to me
on Sept 27th 1890
Dallas
By J. J. Lewis
Sheriff Dallas County*

*Approved and ordered paid in
due course of administration as
last claim filed 20th day
of July 1897*

Occupation *Y. P. Sanderson*
Real Estate
 Distance from P. D. *2 1/2 mi*
 Distance from P. D. *W*
 P. D. *Sallis*
 County *Sallis*
 Notar. Sec. 8, 16, 20, 24, 28, 32, 36, 40, 44, 48, 52, 56, 60, 64, 68, 72, 76, 80, 84, 88, 92, 96, 100
 Feet in Braces *300* Feet in Rod
 Lodging \$
 Cash on Sale \$
 Amount of Note \$ *87 27*
 Total amount of Sale \$ *87 27*

\$ *87 27*
 STATE OF TEXAS
 County *July 21st* 189*6*
 On or before the first day of *Oct* 189*6* promise to pay to
 S. E. MOSS, or order, at Morgan, Texas, the sum of *Eighty Seven* Dollars
 for the erection of *1, G. COPPER COVERED LIGHTNING RODS* on my *dwelling* house.
This note is in compliance with the provisions of the Act on notes providing credit paid, bearing interest at the rate of 10 per cent. per annum, if not paid at maturity.
(There are no outside promises or conditions affecting the payment of this note except what is herein expressed. And no credits will be allowed unless parties hold the Company's printed receipt executed by themselves or their Legal Agents.) If collected by suit I agree to pay all cost of Attorney's fee.
 Book *7*
 Page *37*
Y. P. Sanderson

THE STATE OF TEXAS.

County of *Roque*
 Before me, *M. B. Winston* a Notary Public
 Public in and for the County of *Roque* personally appeared
S. E. Moss who, being by me duly sworn, upon his oath, says that the account hereto attached, is within his knowledge, just and true, that it is due and that all just and lawful offsets, payments and credits have been allowed.
S. E. Moss

IN TESTIMONY WHEREOF, I hereunto set my hand and seal, this
21st day of *June* 189*2*
M. B. Winston
 Notary Public, *Roque* County.

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

Presented to me on
Sept. 7th 1894 and
allowed. This is the
1st day of month 1893

C. B. Sullivan
Adm. Secy of G. S. Society

Balance due
Total

100
100
100
100
100
100
100

Received on the within note

100

OK
9/12
1894

W. H. Hall

W. H. Hall

Occupation
 Residence from P. O.
 Residence from P. O.
 Balls / Arrows / Points
 Feet in Brass / Feet in Rod
 Sale
 Amount of Note
 Amount of Sale

J. Sanderson
Real Estate
2 1/2
Callis
Callis
5
205
97 20
97 20

STATE OF TEXAS,
 County *Waller* *July 21*
 On or before the first day of *Jan* 189*2* promise to pay to
 S. E. MOSS, or order, at Morgan, Texas, the sum of *Twenty Seven* Dollars
 for the erection of I. G. COPPER COVERED LIGHTNING RODS on my *Waller* house.
~~This note is to constitute a Mechanic's Lien on same Building until paid,~~ bearing interest
 at the rate of 10 per cent. per annum, if not paid at maturity.
 (There are no outside promises or conditions affecting the payment of this note except what
 is herein expressed. And no credits will be allowed unless parties hold the Company's printed
 receipt executed by themselves or their Legal Agents.) If collected by suit I agree to pay all cost
 of ~~agony~~ *J. Sanderson* cannot meet ~~and~~ *right*
7 *Jan* due - *has* *with* *1892* - *born*
10 *of* *in* *at* *Jan* *18* *1891* *J. Sanderson*
 Page *4* / *37*

THE STATE OF TEXAS,

County of *Roque*
 Before me, *M. B. Winston* a Notary
 Public in and for the County of *Roque* personally appeared
S. E. Moss who, being by me duly sworn, upon his oath,
 says that the account hereto attached, is within his knowledge, just and true, that it
 is due, and that all just and lawful offsets, payments and credits have been allowed.
S. E. Moss
 IN TESTIMONY WHEREOF, I hereunto set my hand and seal, this
21 day of *June* 189*2*
M. B. Winston
 Notary Public, *Roque* County.

10 *Mr Sanderson is dead and you*
 11 *will Mrs Sanderson will qualify*
 12 *as administrator - but week Judge*
 13 *Field is attorney you will have to make*
 14 *Affidavit to the Clerk and file with the*
 15 *Cv Court I am told the Estate is solvent*
 16 *This file should be mad between now and*
 17 *the first of next week month or first of June*
 18 *47*

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

Balance due \$

Total

188 \$
188 \$
188 \$
188 \$
188 \$
188 \$
188 \$

Received on the within note

188

to from

to from

to from

to from

to from

to from

Presented to us
on Dec 17th 1892
and allowed
this 1st of Feb 1893

C. B. Gumpie
Attorney at Law

Filed April 17 1893
L. G. Strickland clerk
in accordance with

Approved and ordered paid in
due course of administration as
the exec claim this 26 day
of May 1893
J. B. Wash



THE COUNTY OF DALLAS

JACK M. GASTON
COUNTY CLERK

Dallas, Texas, 5/20/08

W. M. Alexander

City

Dear Sir:

This is to certify that in
the deed from C. B. Gillespie, Admin.
of the Sanderson Estate to
Phillips Investment Co. which is
recorded in Book 187 - P. 430
shows the consideration to be \$650⁰⁰
Jack M. Gaston, Co. Clerk,
By A. C. Whitley, S. J.

The Phillips Investment Co. was the successor
of Western Natl. & Invest. Co. and my firm
represented both companies. We bid in the
property covered by deed above at admin. sale
in practical satisfaction of allowed claim
on Sanderson Estate -

21-1908- W. M. Alexander

REPORT OF SALE.

Estate of J. P. Sanderson Deceased IN COUNTY COURT,
DALLAS COUNTY, TEXAS.

To the Honorable County Judge of said County:

NOW COMES *C. B. Gilpin Adm^r* of said Estate.

and respectfully shows that in obedience to an order of said Court made on the 15th day of December A. D. 1894 he sold on the 5th day of September A. D. 1896 at public out call to the Security Mortgage & Trust Company of the property therein named, of the following description, to wit:

Situated in Dallas County Texas, and being parts of the W. S. Batty and W. J. Elliott surveys, beginning at the S.E. corner of a 17 1/2 acre tract divided by W. J. Betterton to Worth Peak a stake on the north side of a 60 ft street thence North 11⁰⁰ W. with Peak East line 662 feet to a stake to Walnut bro. N. 11⁰⁰ W. 100 feet thence N 89 1/2 E 500 feet thence S 56 1/2 E 200 feet thence S 67 E 400 feet to N.W. corner of a 2 acre tract divided by J. P. Sanderson to the S.W. corner of the same tract thence West 100 feet to the beginning.

Containing 14 2/3 acres. Also another tract situated in Dallas County Texas, a part of the W. J. Elliott survey beginning at the S.E. corner of 10 acres divided by J. P. Sanderson & wife to J. S. Stacey - thence N 19 1/2 W. at 627 feet his N.E. corner in all 739 feet to the South line of a 60 foot street which is 30 ft from S line of the Betterton 100 acres - thence N 70 E with South line of said street 1117 feet to stake on line with the East line of said Betterton 100 acres - thence S 11⁰⁰ E 765 feet to South line of the Sanderson original tract - thence with this line S 71⁰⁰ W. 1000 feet to place of beginning

Containing 18 1/3 acres. Also another tract situated in Dallas County Texas, a part of the W. J. Elliott survey beginning at a point where the S. line of a 60 ft street intersects the East line of the Betterton 100 acre tract, bought from J. P. Sanderson - thence S 11⁰⁰ E 1401 feet to South line of Sanderson original tract thence with this line N 71⁰⁰ E 320 feet to a corner of same - thence N 50⁰⁰ E 1865 feet to another corner, being also Hopkins South corner - thence N 40 3/4 W 520 feet to Hopkins West corner - thence N 75 1/2 W 300 feet to

of same - Head
 also Hopkins South Corner - Thence N 45³/₄ W 525 feet
 to Hopkins west corner - Thence N 75¹/₂ W 300 feet to
 NE corner of Bryants 2 acre tract - Thence South
 415 feet to stake on South line of a 6-foot street
 Thence west with said line of said street 197¹/₂ feet to
 the beginning containing 38¹/₂ acres - Also another tract
 situated in Dallas County Texas, parts of the W & B survey
 & W of Ellsath surveys, beginning at the NE corner of

a 100 acre tract divided by Sanderson to Borden a
 stake in the center of the channel of main Cedar Creek
 Thence South 11¹/₂ E 450 feet to stake on its East line
 a Walnut tree north 11¹/₂ W 100 feet Thence N 89¹/₄ E
 500 feet Thence South 56¹/₂ E 250 feet Thence South by E
 460 feet to N.W. corner of a 2 acre tract divided
 to Bryant by Sanderson - Thence East 245¹/₂ feet to
 its NE corner - Thence South 75¹/₂ E 300 feet to Hopkins
 west corner - Thence North 50¹/₂ E 225 feet to Hopkins
 North corner - Thence South 45³/₄ E 525 feet to Hopkins
 East corner - and S.E. line of Sanderson original tract

Thence North 50¹/₂ E with this line 1061 feet to west bank
 of Trinity River the East corner of Sanderson original tract
 Thence up the Trinity River with its meanderings
 to the mouth of main Cedar Creek - Thence up the
 center of the channel of said Creek with its meanderings
 to the beginning containing 80⁷/₁₀ acres - which

with tracts comprising the 151 acre tract
 conveyed to J.P. Sanderson by J.W. Brantley as per

Book of record in Vol 170 pages 4023-4 of
 Records of Deeds of Dallas County Texas -
 said tracts or parcels of land were sold to
 the Security Mortgage & Trust Company of
 Dallas Texas said Company being the highest
 and best bidder for the following amounts:

respectively:	1 st tract of 14 ⁷ / ₁₀ acres at \$50 per acre or \$735.00	
	2 nd " " 10 ¹ / ₁₀ " " " " " "	1000.
	3 rd " " 38 ¹ / ₂ " " " " " "	1900.
	4 th " " 58 ² / ₁₀ " " " " " "	2400
	Total for the 151 acre tract	\$6010.-

North corner and J & E line of James original tract
 Thence North 50° E with this line 1061 feet to west bank
 of Trinity River the East corner of Sandersson original tract
 Thence up the Trinity River with its meanderings
 to the mouth of Main Cedar Creek Thence up the
 center of the channel of said Creek with its meanderings
 to the beginning containing 80.70 acres which
 said tract comprises the 151 acre tract
 conveyed to J.P. Sandersson by J.H. Brantley as per

Deed of record in Vol 170 page 402-4 of
 Records of Deeds of Dallas County Texas
 Said tract or parcels of land were sold to
 the Security Mortgage & Trust Company of
 Dallas Texas said Company being the highest
 and best bidder for the following assessments
 respectively:

1 st tract of 147.0 acres at \$50 per acre	\$7350.00
2 nd " " 15.0 " "	750.00
3 rd " " 38.0 " "	1900.00
4 th " " 80.70 " "	4035.00
Total for the 151 acre tract	\$14035.00

That said property was sold at a fair price.
 Said C.B. Gistrop Advers therefore prays that said sale so made, as aforesaid, be approved and confirmed,
 and that he be authorized and directed to make title to the purchaser aforesaid.

Sworn to and Subscribed before me, this the 6th day of

C.B. Gistrop Advers
 City of Dallas Texas
 Sept A.D. 1895
L. H. Hughes Clerk
W. H. Mitchell Deputy

FILED BY DALLAS GENEALOGICAL SOCIETY

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

1660 See Book
Est. J.P. Sanderson
Died.

Recorded.

Report of sale

Sept 6th 1895
to Henry Lee Cook
by N. M. Kelton

The within report of sale
having been examined and
verified and the Court is
of the opinion the sale was
fairly made at an ade-
quate price - it is therefore
confirmed and the Adm'r is
ordered to make compliance
with terms of sale herein expressed by
the purchaser to his paying in
addition to the Court
costs & Adm'r's Commission
Sept 17th 1895. J.P. Sanderson

The within report of sale
having been examined and
verified and the Court is
of the opinion the sale was
fairly made at an ade-
quate price - it is therefore
confirmed and the Adm'r is
ordered to make compliance
with terms of sale herein expressed by
the purchaser to his paying in
addition to the Court
costs & Adm'r's Commission
Sept 17th 1895. J.P. Sanderson

West
of
East
There
of
There

THE STATE OF TEXAS.

To all Persons Interested in the Administration of the Estate

J. P. Sanderson Deceased.
P. S. Rounts a creditor of said ^{late} Administrator, has filed, in the

County Court of Dallas county, an Application for the sale of certain lands belonging to said Estate, for the payment of the debts due, of the following description, to-wit:

Two acres of land in Dallas County Texas being a part of the Thos. Logow 26 1st of Survey, about 1 1/2 miles from the Dallas County Court House, being a part of Lot one Block A allotted to Mrs Lydia V. Killingsworth (nee Logow) in the partition of Richard Logow Estate which is more particularly described in Lots No. 16, 17, 18, 19, 20, 21, 23, 25, 30, 31 29, 29, 26, 27 in Mrs C. S. Smiths Fair Ground Subdivision of the City of Dallas, in Dallas County Texas.

which will be heard at the next term of said Court, commencing on the *First* Monday in *November* A. D. 189*3*, at the Court House in the City of Dallas, at which time all persons interested in said Estate may appear and contest said Application if they see proper

WITNESS, *L. H. Hughes* County Clerk of Dallas County, Texas.

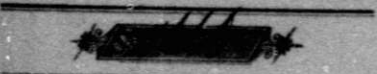
Given under my hand and seal of said Court at office in the City of Dallas, this *20th* day of *September* A. D. 189*3*.

L. H. Hughes
~~W. A. BIRNEY~~
County Clerk, Dallas County, Texas.

By *A. Jackson* Deputy.

SOCIETY - 1978

56



COUNTY COURT.

ESTATE OF

J. P. Sauderson

Deceased.

Notice of Application for Sale of Real Estate

Issued this 20 day of Sept.

A. D. 1893 L. H. Hughes

C. D. SCOTT, Co. Clerk.

By A. J. Johnson Deputy

SHERIFF'S RETURN.

Came to hand the 21 day of Sept

1893 and executed the 21 day of

Sept 1893, by posting up three

copies of this writ at three public places in Dallas

County, one of which was the Court House Door

of said County

B. W. Cabell

Sheriff Dallas County.

By J. F. Cox Deputy

4100 # 300

Clerk

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Estate of J.P. Sanderson, Dec'd
To: J.J. Sanderson \$¹⁰⁰⁰

1893.
April 20th To money loaned J.P. Sanderson
now dec'd, on open account,
at 8 percent interest per annum
from date until paid \$400.⁰⁰

No. 1534 - PROOF OF ACCOUNT - A. D. Attridge & Co., Stationers, Printers and Book Binders, Dallas, Texas

The State of Texas,

County of Dallas

Before me, M. Y. Carraway a Justice of the Peace and Notary Public, in and for the County of Dallas personally appears J. J. Sanderson

J. J. Sanderson who, being by me duly sworn, upon his oath says that the account hereto attached is, within his knowledge, just and true, that it is due, and that all just and lawful offsets, payments and credits have been allowed.

IN TESTIMONY WHEREOF, I hereunto set my hand and seal, this 19th day of September 1893

M. Y. Carraway

Notary Public Dallas County, Texas

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The State of Texas,
County of Dallas We, the undersigned, Anna M. Sanderson widow of J. P. Sanderson dec'd, do certify that we are cognizant of the existence of the above and foregoing claim and was never it to be just and proper and that the same is due and unpaid.

A. M. Sanderson
J. P. Sanderson

Sworn to and subscribed before me this the 1st day of September 1893

M. Y. Carraway
Notary Public Dallas County, Texas

323 31 30 29 28 27 26 25 24 23 22 21 20 19 18 17 16 15 14 13 12 11 10 9 8 7 6 5 4 3 2 1

Presented to me on
the 20th day of
September 1893
and allowed
C. B. Gillespie
Advers. Clk. of
H. P. Sanderson

FILED

SEP 21 1893

L. H. HUGHES, County Clk.
at J. P. Cochran

Approved and order
due course of administration
of 1893 claim this 16th day
of October 1893
J. F. Bush

Municipal Bond Department.

GILLESPIE & CULLUM,
REAL ESTATE AND FINANCIAL AGENTS
103 AUSTIN STREET,
MINOR HOTEL BLDG.

DALLAS, TEXAS.

Estate of J.P. Sanders Secd } In. County Court
#1660 - } Here Comg In

Hon. J. F. Nash.

Judge of said Court your petitioner C.B. Gillespie
Adm^r of said Estate would respectfully show that
the allowance heretofore made by the Court to Mrs
Anna M. Sanders widow of J.P. Sanders Secd,
for \$1000, in lieu of Exempted articles and for her support
has been fully paid. That the claim against
the Homestead of Mrs Anna M. Sanders ^{by court} ordered to
be paid off by petitioner is a 3rd class claim & has
been allowed & approved as such, and that the claims
for Funeral Expenses, and Expenses of last sickness,
together with Court Costs and expenses of Administration
time remain unpaid. Petitioner therefore asks that
he be authorized and directed to ^{first} pay bills
for Court Cost, Funeral Expense and expense of last sickness
and expenses of Administration out of Funds in his hands
belonging to said Estate.

C.B. Gillespie Adm^r
Est of J.P. Sanders Est

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

The Administrator is
authorized and directed
to first pay off Court
costs, Funeral expenses
& expenses of last
sickness out of funds
in his hands.

July 11th 1896

J. F. Nash
Esq. Co. Judge

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

Mr. C.B. Gillespie,

Administrator of the Estate of T.P. Sanderson, Deceased.

Dear Sir:--

Please pay to Mr. F.M. Etheridge the sum of one hundred and seventy (\$170.00) dollars out of the next money that may come into your hands with which to pay the balance due me on my allowance, and this will operate as a receipt to you on my allowance for the said sum of one hundred and seventy dollars.

Dallas, Texas, September 13th, 1894.

A. M. Sanderson
~~A. M. Sanderson~~

Received, Dallas, Texas, March 23^d 1895,
 of C. B. Gillespie, administrator of the estate
 of T. P. Sanderson, Deceased, the sum of
 One Hundred and Seventy Dollars on
 the above order. F.M. Etheridge

No 1660

Estate of J.P. Sanderson
Decedent.

In County Court of Dallas
County Texas - Term 1895

To the Hon J.B. Nash

Judge of said Court:

And now comes

C.B. Gillespie, Administrator of the Estate of J.P. Sanderson, decedent, and represents to the Court that said Estate owned subject to a Mortgage in favor of the Southern Mortgage and Investment Company, a lot in the City of Dallas known as the West one-half of lot No. 1 in Block No. 5-816 of the Gaston Homestead subdivision on Exposition Ave, as shown in the Inventory of the property of said Estate, and that said Estate owned no other property on Exposition Ave, in said Block No. 5-816. Petitioner would further represent that in his application to the Court for the sale of said lot, made to-wit: on June 9th 1893, the same was described as the "West 1/2 of lot No. 1 in Block 5-816 of the subdivision of the Gaston homestead on Exposition Ave", and that in obedience to an order granting said application, petitioner sold said lot at public outcry, and made due report of said sale on June 6th 1894, which was confirmed by the Court on Decr 15th 1894, and an order entered directing him to make to the purchaser a conveyance of said property upon proper compliance with the terms of sale.

Petitioner therefore asks that in making a deed to the purchaser of said property, he be authorized and directed to change the field notes in describing the said lot, so that the same may appear as follows:
"the west 1/2 of lot No. 1, in Block No. 5-816 of the subdivision of the Gaston homestead on Exposition Ave."

C.B. Gillespie
Adm. Est. of J.P. Sanderson decd.

Sworn to and subscribed before me
on this the 17th day of January 1895

L. L. Hughes Co Clerk
By Asg. Clerk in Deputy

7701660
Estate of J. P.
Anderson Successor

Recorded to

FILED January 17 1895

HUGHES, Clerk County Court.

By W. J. Anderson Deput.

Admir is authorized
to make the change
in description of
the within mentioned
real estate ~~and~~
the deed to purchase
as prayed for within
Jan 17 1895
Chas. J. Forrester

166
570

FILMED BY DALLAS GENEALOGICAL SOCIETY - 1978

GILLESPIE & CULLUM,
REAL ESTATE AND FINANCIAL AGENTS
103 AUSTIN STREET,
WICKHAM HOTEL BLDG.

Municipal Bond Department.

DALLAS, TEXAS, 13 July 1896

J. P. Sanderson Admin.

To S. N. Meier D.

In full service rendered estate in
procuring administration - attention to
winding up said estate, defending
suits against it in Tarrant County
Court \$500.00

FILMED BY DALLAS GENEALOGICAL SOCIETY - 1978

Paid on within
claim 153 60
50
203.60

Balance due 296 00

J. O. Sanderson

Adm'n

to

A. H. Shred
Atty

Act for Comm

FILED July 18 1896
L. J. ... Clerk County Court
J. H. ...

The within claim of
\$500- for atty fees
in this case is
allowed

July 27th 1896
T-593
C. J. ...

REPORT OF SALE.

Estate of *J.P. Sanderson Deceased*) **IN COUNTY COURT,**
C.B. Gillespie Adm'r) **DALLAS COUNTY, TEXAS.**

To the Honorable County Judge of said County:

NOW COMES *C.B. Gillespie Adm'r* of said Estate,

and respectfully shows that, in obedience to an order of said Court made on the 11th day of *Novr*
 A. D. 1893, he sold on the 2nd day of *June* A. D. 1896 at private
Sale to *Mrs. Celia*

Getroy

the property therein named, of the following description, to wit:

Beginning at a corner of the *J. C. Baker* tract on the N. W. boundary line of the *N. J. Elliott* survey, it being the N. W. boundary line of the *Jno M. Crockett* tract of land said corner in a deep ravine. Thence S 52° 5' west 280 varas to a corner in the branch from which an Elm 8 inches bro 4 15' 18 feet, and a pecan 8 inches bro E 9 feet, and a Spanish Oak 5 inches bro S 49° W 19 feet. Thence with the North prong of said branch in a South westerly direction to a corner in said branch which crosses the E boundary line of a tract belonging to *W. H. Sutton*. Thence with said line N 6 1/2° W to a corner of a tract owned by the *R. C. & B. F. Ry Co*, a large red post standing in the road. Thence North 10° E with the South line of said Railway land to the West line of the *McNeill* 4 acre tract, which is the Cor. of said *Ry* land and marked by a red post. Thence with *McNeill's* South line to the *Lucey Park* 10 acre tract. Thence South about 100 feet along *Lucey Park's* West line to the North line of the *N. J. Elliott* survey. Thence with the *Lucey Park* South line in a N. E. direction to the beginning, which by actual survey contains about 12 ⁵/₁₀₀ acres. An order of Sale was made on the above mentioned date to wit: Nov 11th 1893, by the *Harris County* Court of *Dallas County Texas* directing your

petitioner, the Administrator of said Estate to
 sell an undivided one-half interest in
 and to a 25 acre tract of land, a part
 of the Mrs. Beatty and W. J. Elliott surveys, the
 said land being regarded as difficult of
 partition or division with the other co-owners.
 Subsequent to said order, to wit: on Oct. 1st 1895
 A. N. Field and Gillespie & Copers, the owners of
 an undivided one-half interest in said land, filed in
 the County Court of Dallas County an application for
 a partition of the said land which said application
 was granted on Oct 1st 1895, and J. J. Whitaker W. H. M.
 Smith and W. A. Sneed were appointed Commissioners
 to partition said land between said owners and
 the Estate of J. P. Sanderson Deced. and on the 8th
 day of October 1895, said Commissioners
 filed in the County Court of Dallas County their
 report, setting apart to said J. P. Sanderson Est.
 two tracts of land, one of which is described
 in this report by ^{and bounds, as having been} notes.
 said. The report of said Commissioners was examined
 and approved by the Court Dec 9th 1895. Your petitioner
 therefore asks for an order confirming the sale of this specific
 interest set aside and allotted to said Estate.

Said land has been sold for \$500. in Cash through
 M. H. Knight a Real Estate Agent, through whom it was
 necessary to negotiate in making a sale, and
 who charges \$40. for his services in making
 said sale, which expense, petitioner asks that he
 be allowed to pay

That said property was sold at a fair price.

Said Administrator therefore prays that said sale so made, as aforesaid, be approved and confirmed,
 and that he be authorized and directed to make title to the purchaser aforesaid.

Sworn to and Subscribed before me, this the 6th day of June 1896

FILED

JUN 6 1896

L. B. HUBBARD, County Clerk

J. P. Sanderson

C. B. Gillespie

June 6th 1896
 J. P. Sanderson

Recorded in Minutes P-527

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

In the Sanderson Est were
~~two~~ accounts, one for Funeral
expenses amounting to \$125 and one
for Expenses last sickness for \$130 or \$140.

These claims were presented &
allowed, but not within 60 days of
my qualification as Adm'r.

Subsequently, the widow made application
for an allowance of \$1000 in lieu of
excepted articles she didn't have, &
\$1000 for her support, which was
granted making \$1500 - which I paid off.
This under the statute, took precedence
over all other claims, unless "Funeral
Expenses & Expenses of last sickness" claim were
presented & allowed inside of 60 days from day of
qualification, which they were not -

At the time of making order for
Widow's allowance, Court also
ordered me to pay off claim
against property set aside as her
homestead - The claim against her
homestead, had previously been
allowed & approved by Court as a 3rd
claim against Estate - Does the order
of Court to pay off this claim against homestead
in any way change its order of payment,
~~or is it still a 3rd class claim &~~
Paid, with money in my hands first pay
Expenses of last sickness re & Costs of
Administration -

The State of Texas,
County of Dallas.

Before me, the undersigned authority, on this day personally appeared C.K. Wellesley, to me well known, who being by me duly sworn on his oath says that he is the General Manager and Agent of The Texas Land & Mortgage Company, Limited; that the attached claims against the estate of T.P. Sanderson, deceased, are just, to-wit:--

1. One note for \$200 dated 18th September, 1888, due 18th September, 1890, and extended to 18th September, 1891; balance of interest due on that date \$6.00; and 10% interest per annum on the \$200 from September 18th, 1891:

2. One note for \$500 dated 18th September 1888, due 18th September 1889, and extended to 18th September, 1891, with interest at 10% per annum from 18th September, 1891.

Also due for cost of the full amount due on both of said notes, as an attorney's fee, according to the terms thereof, said notes having been placed in the hands of an attorney for collection. Both of said notes being made by the said T.P. Sanderson, deceased, and wife A.M. Sanderson, and secured by deed of trust to C.K. Wellesley on 3/4ths of an acre of ground, with improvements thereon, in Block 747, in East Dallas, fronting on Cobb street 147 feet, and running back 240 feet on the East line;-- and that all legal off-sets, payments and credits known to affiant have been allowed. And said affiant further says he is cognizant of the facts contained in this affidavit.

Sworn to and subscribed before me this 6th day of February, 1893.

C. Wellesley
D. A. Eldridge
Notary Public Dallas County, Texas.

Presented this July 6 1893
and allowed

C. J. Gilmore
Advers J. P. Souderson Esq

Presented this day
1893 +
allowed

\$1660.

Claim of the Texas
Land & Mortgage Co.
Limited -
vs.

The Estate of J. P.
Souderson, decd.

FILED

FEB 6 1898

L. H. HUGHES, County Clk.

at W. Jackson

Approved and ordered paid in
due course of administration as
7th class claim this 7th day
of March 1893

W. Jackson

REPORT OF SALE.

Estate of *J. P. Sandeman Adm'r* IN COUNTY COURT,
DALLAS COUNTY, TEXAS.

To the Honorable County Judge of said County:

Now COMES *C. B. Gillespie Administrator* of said Estate,

and respectfully shows that, in obedience to an order of said Court made on the *12th* day of *September*
A. D. *1893*, he sold on the *7th* day of *April* A. D. *1894* at
private Sale to *D. F. Sullivan*

the property therein named, of the following description, to wit:

Situated in the City and County of Dallas, State of Texas, Beginning at a point on the E. line of Bower St sometimes called Akard St one hundred & seventy-five N. of the intersection of the N. line of Allen St with said E. line of Bower or Akard St. Thence Northwardly with said East line of Bower or Akard St (50) fifty feet. Thence Eastwardly and at right angles to Bower or Akard St one hundred (100) feet. Thence Southwardly parallel with Bower or Akard St, fifty (50) feet. Thence Westwardly at right angles to Bower or Akard St one hundred feet (100) to the place of beginning being a lot 50 x 100 feet.

*Your petitioner begs to state that the order of Sale granted as above mentioned directed the Administrator of said Estate to sell the ^{said property} ~~same~~ at either public or private Sale, as seemed to the best interests of the Estate. That since creating the Sale of said property at public outcry on the *1st Tuesday* in *March*, 1894 ^{and to} Mrs Clara H. Gann for Two Hundred &*

fifty dollars he has found a purchaser at private sale, who is willing to pay, and offers the sum of Three Hundred & Fifty Dollars for the said property. He therefore asks that the report of sale to Mrs Clara H Gave, filed April 5th 1894 be not confirmed and that the sale therein mentioned to D F Sullivan for \$350, be confirmed

116-1894

Registered Sept 29, 1894
 in office of
 L. H. HUGHES

FILED
 APR 6 1894
 L. H. HUGHES
 Notary Public

Report of Sale
 of 20 Sanderin land

That said property was sold at a fair price. Said Administrator therefore prays that said sale so made, as aforesaid, be approved and confirmed, and that he be authorized and directed to make title to the purchaser aforesaid.

Sworn to and Subscribed before me, this the

7th day of April A. D. 1894
 C. E. Gilispie Adver
 At of 20 Sanderin land
 L. H. Hughes com
 M. M. Shelton by

REPORT OF SALE.

Estate of *J.P. Sanderson Deed* **IN COUNTY COURT,**
C.B. Gillespie Adm'r **DALLAS COUNTY, TEXAS.**

To the Honorable County Judge of said County:

Now Comes *C.B. Gillespie Administrator* of said Estate.

and respectfully shows that, in obedience to an order of said Court made on the 10th day of *March*
 A. D. 1894, he sold on the 1st day of *May* A. D. 1894 at public
sale at the Court House Room of Dallas Camp *The Texas Land*
and Mortgage Company Limited the property therein named, of the following description, to wit:

Belonging to the Estate of *J.P. Sanderson Deed*
 and lying and situated in the City and County of Dallas
State of Texas, and being a part of the *W.H. Gaston* homestead
 in the *Trigley League* beginning at the South
 corner of a lot or block of land previously deeded
 by *W.H. Gaston and wife to Woodson and*
40 feet N 45 W from the N. corner of a tract
 deeded by said *Gaston and wife to McMill and Char.*
7. Bolanz - Thence N 45 W 240 feet to the
center of the channel of Mill Creek -
Thence down said Creek or branch with
its meandering to a point S. 45 W. from
 the beginning point, a stake in the center of
 the channel of said branch or creek - Thence
N 45 E with the N.W. line of a street 40
 feet wide, 147 feet to the beginning containing
 $\frac{3}{4}$ of an acre of land - Said land being
 situated in Block No. 747 of *Murphy + Bolanz*
 official map of the City of Dallas and fronting on *Cobb St* and
 being the same land conveyed to *J.P. Sanderson* by
W.J. Botterton and wife by deed dated Oct 21, 1887 and
 recorded in Vol 87 page 206 of the Records of
 Deeds of Dallas County Texas - The amount
 bid for the above described land by said
Company, was \$1566.⁰⁰, which bid was
 coupled with an agreement on the part
 of said *Company* to pay the pro rata portion
 of Court Costs arising out of the claim, to satisfy

which this sale was made -
 It having been further shown that the
 said Estate of J.P. Sagerman Deced, is
 insolvent and that there will not be a
 sufficiency of money to pay off the legal
 claims against the said Estate, the said Texas
 Land & Mortgage Company limited proffered
 and agreed to pay in addition to the foregoing
 the sum of one Hundred dollars in
 satisfaction of the Administrators fees, which
 said proposition was accepted by
 the Administrator of said Estate

The within report
 examined with
 view of approving
 said sale made at
 a fair price, the
 sale is hereby con-
 firmed and the
 Administrator is
 directed to make con-
 veyance of same
 all in accordance
 with the terms of
 purchase by purchasee
 May 12th 1894
 J.P. Sagerman

FILED
 MAY 5 1894

9 1660
 Estate of J.P. Sagerman
 Deced,
 Report of J.P. Sagerman
 Executor

That said property was sold at a fair price.
 Said Administrator therefore prays that said sale so made, as aforesaid, be approved and confirmed,
 and that he be authorized and directed to make title to the purchaser aforesaid.

C.B. Gillespie
 J.P. Sagerman, Clerk
 Dallas County Texas,
 A.D. 1894

Sworn to and Subscribed before me, this 5th day of May

By C.B. Gillespie Deputy

W. I. ADDISON.

B. M. BURGER.



Addison & Burger,

INSURANCE

REPRESENT STRONG, LIBERAL AND PROMPT COMPANIES

Corner of Commerce and Lamar Streets.

Dallas, Texas, 189

#726. ²³ Received Sept. 3rd 1894, of Estate
 of J. P. Anderson Administrator of the Estate
 of J. P. Anderson Deced the sum of
 Seven Hundred & Twenty Six & 00/100
 Dollars in part payment of amount
 allowed me by County Court of Dallas
 County Texas, in lieu of "exempted
 articles" not among the assets of said Estate
 and allowance made me by said
 Court for my support, as widow
 of said J. P. Anderson Deced
 A. M. Dunsen

No. 1660 } Estate of J.P. Anderson }
Deed } November 11, 1893
C. Gillespie Administrator }

This day came on to be heard and considered the application of C. Gillespie, Administrator of the estate of J.P. Anderson, deceased, filed in this Court on the 6th day of October 1893, for the sale of the hereinafter described real estate, belonging to said estate, to-wit:-

" < Here describe property fully from application filed Oct 6/93 >

And the said application and the evidence in favor of, and against same being heard and considered by the Court,

and it appearing to the Court that due and legal notice of said application has been given, and no objections thereto offered, and it further appearing that

a necessity exists for such sale for the payment of debts due by said estate, it is considered by the Court

and so ordered adjudged and decreed that said application be and the same is hereby granted, and that said

C. Gillespie Administrator, be and he is hereby ordered, to sell the above described real estate at public or private sale

for cash, or on a credit or for part cash and part on a credit of not exceeding 12 months - except lots 16-17

18-19-20-21-23-28-30-31-32-29
26 and 27 in C.S. Smith's Fair Grounds

addition to the city of Dallas which shall be sold at public or private sale for cash in hand, and if any of said property be sold at public sale said sale shall be made at the Court House door of Dallas County Texas on the first Tuesday in ~~the month~~ between the hours of 10 O'clock A. M. and 4 O'clock P. M.; It is further ordered that said Administrator C.B. Gillespie make due report of said sale, or sales, to this Court in accordance with law.

Order of Sale

H-5-563

W. J. [unclear]

Estate J. P. Sanderson Deed

1660 -

In County Court Dallas
County Texas Feb 1895

To the Hon. J. F. Nash
Judge of said Court
Your Petitioner

C. B. Gillespie Administrator of said
Estate would respectfully show that said
estate owns a tract of land about three
miles south of the City of Dallas of which
60 to 70 acres is in cultivation, that
he has been unable as yet to make a
sale of said farm as heretofore directed
by this Court - and that it is to the
best interest of said Estate that said
land be rented for the year 1895 -
Petitioner therefore asks for an order
directing him to rent out said
cultivated land for money rent and
to the best possible advantage to
said Estate for the present year -

C. B. Gillespie Adm
Estate of J. P. Sanderson Deed

Sworn to and subscribed before me
on this the 12th February 1895,

L. H. Hughes Clerk Co Court
By Jackson Deputy

1660

Est of
J. P. Sanderson
Recd,

Application to Reub
land,

Recorded &

FILED

FEB 10 1895

L. H. KIRKES, County Clerk.

By *[Signature]*

July 12th 1895 The Ad-
ministrator is author-
ized to rent the premises
for money or as prayed
for within

$\frac{1660}{331}$

J. F. Nash
Cofudge

The State of Texas,

To All Persons Interested in the Estate of

J. P. Sanderson

Deceased.

C. B. Gillespie Administrator of said Estate,

has filed, in the County Court of Dallas County, an application for the sale of certain lands belonging to said Estate for the payment of the debts due of the following description, to-wit:

Situated in Dallas County Texas and described as the north one-half of Lot No. 8 in Block No 84-A and the South one-half of Lot No 8 in Block No 84-A, of the Dallas Land & Loan Company's Addition No. 1 to Oak Cliff

Also 1397 x 415 feet being a part of the East half of the Elizabeth Robertson survey and known and designated as Lot No Three (3) in Block D of Thomas Fields subdivision of the East half of said survey known as Oak Cliff - said lot comprises three having a frontage of four hundred and fifty feet on the North side of Walnut street and extending North between parallel lines three hundred and ninety seven and one-half feet from the center of said Walnut street.

Also 20 x 130 feet being a part of the Aaron Overton Survey of 320 acres and known and described as Lot No Six (6) of P. E. Sears Addn to Oak Cliff according to the map or plat thereof.

which application will be heard at the next regular term of said Court, commencing on the First Monday in September A. D. 1892, at the Court House in the City of Dallas, at which time and place all persons interested in said Estate shall appear and contest said application, and show cause why such sale should not be made, should they choose to do so.

WITNESS: L. H. HUGHES, County Clerk of Dallas County, Texas.

Given under my hand and seal of said Court, at office in the City of Dallas, this 3 day of August A. D. 1892

L. H. HUGHES,

County Clerk Dallas County, Texas.

By

A. Jackson

Deputy

114

No. 1660

COUNTY COURT.

ESTATE OF
J. P. Sanders

Deceased.

Notice of Application for Sale of Real Estate.

Issued this *3* day of *August*
A. D. 189*4*

L. H. HUGHES, Co. Clerk.

By *W. Jackson* Deputy.

SHERIFF'S RETURN.

Came to hand on the *30* day of
August 189*4*, and executed
the *30* day of *August* 189*4*
by posting up three copies of this writ at three
public places in Dallas County, one of which
was the Court House door of said County, and
no two of which were in the same town or city.

Wm. G. Carter
By *J. P. Carter* Deputy.

Aug 30 1894

No. 1166

In County Court of
Dallas County Texas

Estate of J. P. Saunders decd.

To The Hon. J. H. Colant

Judge of said Court

Now comes C. B. Bishop
Administrator of said Estate and represents that
there is on file among the papers of said Estate
a note for the principal sum of \$1000 and interest
incurred from July 14th 1892 at 10% which said
note is in favor of P. S. Pfouts and has been
approved by the Administrator and allowed by
the Court and as said note was secured
by a lien on certain lots in Mrs. C. S. Smith's
Fair Ground Addition to Dallas, an order of Court
was granted ~~on~~ Nov 11th 1893 directing
Administrator to sell said lots, which sale
was made at public auction on May 1st
1894 to P. S. Pfouts for the sum of \$238.
Your petition would further represent that
said sale was approved by Court and a deed
executed to said P. S. Pfouts, and that after
deducting the Court Costs and expenses of
administration amounting to \$34.10, it left a
balance of \$203.90 with which amount the above
mentioned note was credited. Now as the
said P. S. Pfouts the holder of said note demands the
same for the purpose of recovering from endorser
on said note, the balance due here, the Administrator
respectfully asks that an order be entered
directing him to draw on said note
to the legal holder thereof.

C. B. Bishop

Admin. Est. of J. P. Saunders decd.

Sworn to and subscribed before me on this
the 29th day of September 1894,

L. H. Hughes Clerk of Court
By J. Jackson Deputy

No 11660
Estate of J. P.
Sauderson Decd

Application to
withdraw note
from files

FILED

SEP 29 1894

L. H. JENSEN, County Clk.

L. H. Jensen

Sept. 29, 1894

The within application is
granted and the Abson
is ordered to transfer
to P.S. Office the note
mentioned within, after
settling the estate,
this as mentioned in
the application
H-157. P.R. [unclear]

C. B. Gillespie Adm'r of the Estate
of T. P. Sanderson deceased. decr
to M. W. Green

1891	Oct 12	To 3 Bu oats @ 135	1 Bu Hay 50	1 85
	" 14	" 3 Bu corn		1 50
	" 24	" 2 "		1 00
	" 30	" 2 1/2 Bu oats		1 12 1/2
	Nov 7	" 2 1/2 Bu oats		1 12 1/2
	" 11	" 2 Bu corn		1 00
	" "	" 2 Bales of Hay		80
	" 14	" 1 1/2 Bu oats		67 1/2
	" 18	" 2 Bu corn		1 00
	" "	" 2 Bales Hay		1 20
	" "	" 2 Bu oats		1 00
	Dec 5	" 2 Bales Hay		1 10
	" "	" 3 Bu corn		1 50
	" "	" 3 Bu oats		1 50
				<u>16.375</u>

The State of Texas }
County of Dallas } I do solemnly swear that
the attached claim in favor
of myself against the Estate
of T. P. Sanderson deceased
is just and that all legal offsets payments and
credits known to me have been allowed
I further swear that I am the owner of said
claim
M. W. Green

Sworn to and Subscribed before me this 25
day of August

M. W. Green
Notary Public
Dallas Co. Tex

No 1660

In re Estate of T. P. Sanderson,
C. B. Gillespie, Administrator.

On this the 1st day of March A.D. 1894, came on to be heard the application of Mrs. M. A. Sanderson widow of the decedent, asking that the liens and incumbrances on Lots 9 and 10 in Block 84-A in the City of Oak Cliff, Dallas County, Texas, heretofore set aside to her as a homestead, be discharged from the proceeds of other properties of the estate; and the Court having considered the said application, and having been duly advised in the premises, is of the opinion that the said Mrs. M. A. Sanderson should have the said lots free from any and all incumbrance. It is therefore ordered, adjudged and decreed by the Court that C. B. Gillespie, the Administrator herein, be authorized and empowered and he is hereby ordered to pay off and discharge from the proceeds of any other properties belonging to the said estate in his hands, any and all liens, charges and incumbrances that may exist against the said lots, and especially the lien and claim of the Security Mortgage and Trust Company against the said lots, as will more fully appear from the claim of the said Security Mortgage and Trust Co. as allowed and approved and as now on file in this court.

J. F. Ash
Co. Judge

Exhibit B
In Re:
Estate of
J.P. Sanderson,
Deceased.

Decree

K-5-567

Received

THE STATE OF TEXAS.

To all Persons Interested in the Administration of the Estate

J. J. Sanderson Deceased.
Clara B. Gano ~~Administrator~~, has filed, in the

County Court of Dallas county, an Application for the sale of certain lands belonging to said Estate, for the payment of the debts due, of the following description, to-wit:

Beginning at a point on the E. line of *Bower St.*, sometimes called *Ackard St.*, one hundred and seventy four (174) ft. N. of the intersection of the N. line of *Allen St.*, with said E. line of *Bower* or *Ackard St.*, thence Northwardly with said East line of *Bower* or *Ackard Street*, fifty (50) ft.; thence Eastwardly and at right angles to *Bower* or *Ackard St.*, one hundred (100) feet; thence Southwardly parallel with *Bower* or *Ackard St.*, fifty (50) feet; thence Westwardly at right angles to said *Bower* or *Ackard St.*, one hundred (100) ft., to the place of beginning. Being a lot 50 X 100.

which will be heard at the next term of said Court, commencing on the *First* Monday in *September*, A. D. 1893, at the Court House in the City of Dallas, at which time all persons interested in said Estate may appear and contest said Application if they see proper

S. B. Scott
WITNESS, S. B. SCOTT, County Clerk of Dallas County, Texas.

Given under my hand and seal of said Court, at office in the City of Dallas, this *1st* day of *August*, A. D. 1893.

S. B. Scott
S. B. SCOTT,
County Clerk, Dallas County, Texas.

By *W. D. Paulinus* Deputy.

COUNTY COURT.

ESTATE OF

J. P. Sanderson, Dec'd

Deceased.

Notice of Application for Sale of Real Estate

Issued this 1st day of August

A. D. 1898 J. H. Hughes

S. D. GOFF, Co. Clerk.

By W. B. Paulson Deputy

SHERIFF'S RETURN

Came to hand the 1st day of August

1898, and executed the 1st day of August 1898

by posting up three copies of this writ at three public places in Dallas County, one of which was the Court House Door of said County.

Ben C. Coburn

Sheriff Dallas County

By J. H. Carson Deputy

W. B. Paulson

Recorder

Article 1420 (A) reads: It shall be lawful for Clerks of the District and County Courts, and Justices of the Peace to demand payment of all costs due in each and every case pending in their respective Courts, up to the adjournment of each Term of said Courts.

Self (Charles) F. D. Doyle
 VS.
M. G. P. K. et al.

BILL OF COSTS.

M

To OFFICERS OF COURT, DR.

To Costs accrued in above entitled cause, to adjournment of Term, 189

<i>In Salary & Docketing</i>	<i>35</i>
<i>3 app. by Bond</i>	<i>165</i>
<i>Gov. Mail</i>	<i>75</i>
<i>8 atts</i>	<i>600</i>
<i>Shiff and atts</i>	<i>850</i>
<i>For att & Copy for H. Ellis Co.</i>	<i>200</i>
<i>att Copy Judge's Piff</i>	<i>200</i>
<i>Shiff of Ellis Co</i>	<i>160</i>
<i>Printing 1 paper</i>	<i>105</i>
<i>Shiff and atts by self</i>	<i>330</i>
<i>att of Court</i>	<i>50</i>
<i>2 app</i>	<i>115</i>
<i>Judgment</i>	<i>150</i>
<i>Order</i>	<i>75</i>
<i>Printing Cost</i>	<i>25</i>
	<i>(30.95)</i>

THE STATE OF TEXAS,
 Dallas County.

IN DISTRICT COURT.

L. J. H. STEWART, Clerk of the District Court in and for said County and State *do solemnly swear that* the above *is* a correct copy of the Bill of Costs in above entitled and numbered Suit, up to this date.

WITNESS my hand and the seal of said Court, at office in the City of Dallas, this *11th* day

June 189*3*

L. J. H. Stewart
 L. J. H. STEWART,
 Clerk District Court, Dallas County.

By *[Signature]* Deputy.

Sworn to & subscribed before me this 11th day of June 1893
J. H. Hughes Co. Clerk
J. A. Elliott Secy

C.B. Dillinger

No. *8257*

**IN DISTRICT COURT,
DALLAS COUNTY.**

BILL OF COSTS.

of _____ Term, 189
C. C. & S. A. Ray

vs.
W. G. Pollock

FILED

Received _____ AUG 10 1893 _____

Returned *J. H. Williams County Clerk*

Satisfied in full *[Signature]*

Sheriff _____ County _____

Approved and ordered paid in
due course of administration as
"class claim this 7th day
of Oct 1893
[Signature]

*Presented to me on June 1st 1893
and allowed on same day*

*C. B. Dillinger
Est of W. G. Pollock*

IN DISTRICT COURT
DALLAS COUNTY

7-11 Linn...
Washington and Madison
Washington, D.C.

1890 T. P. Sanderson to Gillispie
+ Capers

Sept 1st
To Atty fee Examination of
abstract of title to land \$10⁰⁰
Interest 1st Sept 1892 8% ~~100~~ 1⁰⁰

1891
June 1st To Balance Atty fee (to R.H. Capers)
in case of Perry vs Sanderson
in Justice Court 5⁰⁰
To Attorney surveying
fee to John P. Will. 10⁰⁰
\$26⁰⁰

Before me the undersigned
authority personally appeared
R. H. Capers (one of the former
firm of Gillispie + Capers)
who being duly sworn states
upon oath that the above
claim is just and that all
legal effects, payments and
credits known to applicant
have been allowed.

R. H. Capers.

Subscribed and sworn to
before me this 15th day of
August 1892.

J. H. Stewart
Notary Public

Estate of T.P.
Sanderson in and
with Lillian P. Caples
+ to R.H. Caples.
of Q.C. Co.

Presented to me
this
16th day of August

FILED Sept 8 1892
L.H. HUGHES, County Clerk
BY A. Jackson

approved and ordered valid in
due course of administration on
4th case on the 16th day
of Oct 1892
J.J. Nash
County Judge

Presented to me on the
15th day of August 1892 and allowed
O.P. Lillian P. Caples
Est of T.P. Sanderson
execut

R. J. Moore

R. J. Moore

J. P. Sanderson
1891 To Moore Bros

Jan 12 th	1 216 Flour	170
	Oil 15 - Corn 15 - Tomatoes 15 - Meal 25	70
	Flour 120 Soda 10 - Oil 10 - Meal 25	205
	Meal 200 - Flour 15 - Soda 10	275

July 15 th	By Cash	\$ 8.20
		\$ 500

	Flour 145 Meal 90 - Oil 25 - Sugar 45	305
	Bleaching Meal 55 - Meal 55 - Meal 55 - Lye 10	220
	Oil 20 Meal 20 - Meal 30 - Flour 165 - Meal 85	520
	Oil 20 Flour 15 - Oil 20 Salt 10 - Oil 20	265
	Coke 20 Cabbage 40	60
	Rec'd due	\$ 14.90

State of Texas }
 Dallas County } Personally appeared before me
 R. J. Moore one of the firm doing business under
 the firm name of Moore & Bros who after being
 by me sworn, on his oath says that the fore-
 going account of his own knowledge is
 just and true, clear and unpaid and
 that all lawful debts, credits & payments
 have been accrued - This Nov 16th 1892

Wm. J. Whetstone J.D.
 Co. Officer Notary Public
 Dallas County
 Tex

L P Sanderson
in deed with
Moon Bros

3rd July 1893
allowed

The within Act was
presented to and
on Dec 1-1892 ^(and)
is allowed -
This July 1-1893

C B Gillispie Adm
Est of L P Sanderson

Nov 17 1892

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

FILED

APR 6 1893

MISSISSIPPI COUNTY CLK

[Signature]

Approved and ordered filed in
due course of administration on
the 2nd day of May 1893
[Signature]

The State of Texas, :

County of Dallas. :

I, F. W. Cliver, do solemnly swear that my claim against the estate of T. P. Sanderson, deceased, amounting to the sum of Seventy-Two and 47/100 Dollars (\$72.47) with ten per cent interest thereon from October 25, 1891, evidence by judgment rendered in my favor against said T. P. Sanderson, evidenced by transcript of judgment and credit thereon, is just, true and due, and that all legal effects, payment and credits known to affiant have been allowed.

I further swear that I am the owner of said claim.

F. W. Cliver

Sworn to and subscribed before me this the 30th day of March, A.D. 1923.

Geo H. Howman

Notary Public Dallas County, Texas.

FILED BY WILLAS GENEALOGICAL SOCIETY 1978

Comptroller of Debits
The State of Texas

1. S. O. I. A. O. R. O. N. O. J. O. M. A. N. Y. R. O. S. T. R. I. C. H. A. S. T. I. M.

Presently to and on
 Dec 1897 and
 the same is allowed
 This 18th day of March 1899
 Capt. J. G. [unclear]
 New York Banking
 March 20 1899
 FILED
 L. E. [unclear]
 J. G. Jackson
 Approved and ordered paid in
 the course of administration as
 4th class claim this 20th day
 of May 1899
 J. J. [unclear]

20th day of March, A.D. 1902.

Given to and subscribed paid to me first time

Notary Public Dallas County, Texas

1978

Estate of *J. P. Sanderson* dec'd } *B. B. Gillespie* adm'r
 No. *028600-00* *Trust of Security Trust & Trust Co* Attorneys.

CLERK'S FEES		COUNTY JUDGE'S FEES	
Filing and Docketing Applications at 15 cents,		Probating Will,	
Issuing Notice of Application for Letters,		Appointing	
Issuing Notice of		Appointing Appraisers,	
Issuing Notice of		Approving Bond,	
Issuing Notice to		Approving Inventory,	
Entering Order Appointing		Approving Annual Account	
Entering Order Appointing Appraisers,		Approving Final Account,	
Entering Order Probating Will,		Approving Claim Rejecting Claim	50 100
Taking Bond of		Order of Sale Confirmation of Sale	
Filing and Docketing Bond with Oath,		Order for Partition and Distribution,	
Filing and Docketing Inventory,		Order Report Commissioners of Partition,	
Entering Order Approving Bond of		Order Appointing	
Entering Order Approving Inventory,		Order Approving	
Wind Record of Will and Proof of same,		One-half per cent. Commission on \$ 1858	500
Final Record of Inventory and Bond,			650
Final Record of	200	TOTAL JUDGE'S FEES,	
Issuing Letters,		SHERIFF'S FEES	500
Taking Affidavits to Inventory,		Posting Notice	
Taking Affidavits to	15	Posting Notice	
Filing and Docketing Application for Sale,		Posting Notice	
Filing and Docketing Application for	50	Serving Notice by Publication,	
Entering Order Granting Sale,		Serving Notice	
Entering Order	15	Serving Notice	
Filing and Docketing Report of Sale,		Executing	
Filing and Docketing	50		
Entering Order Confirming Sale,		TOTAL SHERIFF'S FEES,	
Entering Order		FEES OF APPRAISERS AND COMMISSIONERS OF PARTITION	
Filing and Docketing Annual Account			
Filing and Docketing Final Account	15		
Filing and Docketing Claims			
Entering Order Approving Annual Account	25		
Entering Order Approving Final Account			
Entering Order Approving Claim			
Entering Order Rejecting Claim			
Entering Order Granting Allowance,			
Entering Order	25		
Entering Order			
Filing Voucher			
Taking Costs and Copy,			
Order Appointing Commissioners of Partition,			
Order Report Commissioners of Partition,			
Recording			
TOTAL CLERK'S FEES,	395		
		TOTAL	1345
		RECAPITULATION	650
		County Judge's Fees,	345
		County Clerk's Fees,	300
		Sheriff's Fees,	
		Appraisers' Fees,	
		Fees of Commissioners of Partition,	
		Attorney's Fees,	
		Printer's Fee,	

THE STATE OF TEXAS,
 COUNTY OF DALLAS.

I, *L. H. HUGHES*, County Clerk of said County, hereby certify that the above is a true and correct statement of the Costs due in the above entitled cause.

WITNESS my hand and official seal, at office in Dallas, this *7* day of *Sept* 189*5*

L. H. HUGHES, County Clerk,
 Per *A. M. Walton* Deputy.

\$1345
 Received of *B. B. Gillespie adm'r* of estate of *J. P. Sanderson dec'd* 189*5*
Dickson & Co. Dollars, in full of above Bill of Costs.

L. H. HUGHES, Clerk,
 Per *A. M. Walton* Deputy.

#8

No.

Probate Fee Bill.

COUNTY COURT,
DALLAS COUNTY, TEXAS.

ESTATE OF

J. P. Sanderson
Dec'd

Judge's Fees

Clerk's Fees

Sheriff's Fees

Appraisers' Fees

Total

1345

Dowry Printing Co., Printers and Binders, Dallas, Texas.

Estate of *J. P. Sanderson*
 No. *1660*

Recd { *5357*
4-187 }

C. B. Gillespie *Adm*
 Attorneys.

CLERK'S FEES	COUNTY JUDGE'S FEES
Filing and Docketing Applications at 15 cents	Probating Will,
Issuing Notice of Application for Letters, <i>+ Sale</i>	Appointing
Issuing Notice of	Appointing Appraisers,
Issuing Notice of	Approving Bond,
Issuing Notice to	Approving Inventory,
Entering Order Appointing	Approving Annual Account
Entering Order Appointing Appraisers,	Approving Final Account,
Entering Order Probating Will,	Approving Claim Rejecting Claim
Taking Bond of	Order of Sale Confirmation of Sale
Filing and Docketing Bond with Oath,	Order for Partition and Distribution,
Filing and Docketing Inventory,	Order <i>to pay costs</i> Commissioners of Partition,
Entering Order Approving Bond of	Order Appointing <i>Making Allowance</i>
Entering Order Approving Inventory,	Order Approving <i>Making Allowance for interest</i>
Final Record of Will and Proof of same,	One-half per cent. Commission on \$
Final Record of Inventory and Bond,	TOTAL JUDGE'S FEES, <i>150</i>
Final Record of <i>App for Sale</i>	SHERIFF'S FEES
Issuing Letters,	Posting Notice <i>300</i>
Taking Affidavits to Inventory,	Posting Notice
Taking Affidavits to	Posting Notice
Filing and Docketing Application for Sale,	Posting Notice
Filing and Docketing Application for <i>allowance</i>	Serving Notice by Publication,
Entering Order Granting Sale,	Serving Notice
Entering Order	Serving Notice
Filing and Docketing Report of Sale,	Executing
Filing and Docketing	TOTAL SHERIFF'S FEES,
Entering Order Confirming Sale,	FEES OF APPRAISERS AND COMMISSIONERS OF PARTITION
Entering Order	
Filing and Docketing Annual Account	
Filing and Docketing Final Account	
Filing and Docketing Claims	
Entering Order Approving Annual Account	
Entering Order Approving Final Account	
Entering Order Approving Claim	
Entering Order Rejecting Claim	
Entering Order Granting Allowance,	
Entering Order <i>to pay costs</i>	
Entering Order	
Filing Voucher	
Taking Costs and Copy,	
Order Appointing Commissioners of Partition,	
Order Report of Commissioners of Partition,	
Recording	
TOTAL CLERK'S FEES, <i>495</i>	TOTAL, <i>945</i>

THE STATE OF TEXAS,
 COUNTY OF DALLAS.

I, L. H. HUGHES, County Clerk of said County, hereby certify that

the above is a true and correct statement of the Costs due in the above entitled cause.

WITNESS my hand and official seal, at office in Dallas, this *13* day of *June* 189*6*

L. H. HUGHES, County Clerk,
 Per *[Signature]* Deputy.

Dallas, Texas, *7/11* 189*6*

Received of *C. B. Gillespie* of estate of *J. P. Sanderson*
75.00 Dollars, in full of above Bill of Costs.

L. H. HUGHES, Clerk,
 Per *[Signature]* Deputy.

978

594
1050
945
75.00

#10

No. 1660

Probate Fee Bill.

COUNTY COURT,
DALLAS COUNTY, TEXAS.

ESTATE OF

J.P. Anderson & Co.

Judge's Fees	150
Clerk's Fees	495
Sheriff's Fees	300
Appraisers' Fees	
Total	940

Estate of *J.P. Sanderson* } *613 Mississippi* } *and* } *Attorneys*
 No. *1660* } seal }

CLERK'S FEES		COUNTY JUDGE'S FEES	
Filing and Docketing Applications at 15 cents,	15	Probating Will,	50
Issuing Notice of Application for Letters,	75	Appointing	50
Issuing Notice of Sale	75	Appointing Appraisers,	50
Issuing Notice of Sale	75	Approving Bond,	100
Issuing Notice of Sale	75	Approving Inventory,	
Issuing Notice to	50	Approving Annual Account	
Issuing Order Appointing	50	Approving Final Account,	
Issuing Order Appointing Appraisers,		Approving <i>3 1/2</i> Claim Rejecting Claim	1550
Issuing Order Probating Will,		Order of Sale Confirmation of Sale	300
Issuing Order of		Order for Partition and Distribution,	
Filing and Docketing Bond with Oath,	120	Order Report Commissioners of Partition,	50
Filing and Docketing Inventory,	150	Order Appointing <i>with drawn claim</i>	50
Issuing Order Approving Bond of	30	Order Appointing <i>requiring costs to be paid</i>	
Issuing Order Approving Inventory,	30	One-half per cent. Commission on \$	
Final Record of Will and Proof of same.			
Final Record of Inventory and Bond	150	TOTAL JUDGE'S FEES,	2200
Final Record of Bond oath <i>apparent</i>	100	SHERIFF'S FEES	
Issuing Letters,	50	Posting Notice	-
Issuing Affidavits to Inventory,	175	Posting Notice	-
Issuing Affidavits to	50	Posting Notice	-
Issuing and Docketing Application for Sale,	45	Posting Notice	-
Issuing and Docketing Application for		Serving Notice by Publication,	
Issuing Order Granting Sale,	150	Serving Notice	
Issuing Order		Serving Notice	
Issuing and Docketing Report of Sale,	45	Executing	
Issuing and Docketing			
Issuing and Docketing Confirming Sale,	150	TOTAL SHERIFF'S FEES,	1200
Issuing Order		FEES OF APPRAISERS AND COMMISSIONERS OF PARTITION	
Issuing and Docketing Annual Account			
Issuing and Docketing Final Account			
Issuing Order Approving Claims			
Issuing Order Approving Annual Account			
Issuing Order Approving Final Account	770		
Issuing Order Approving <i>3 1/2</i> Claim		TOTAL,	
Issuing Order Rejecting Claim		RECAPITULATION	
Issuing Order Granting Allowance,		County Judge's Fees,	2200
Issuing Order <i>requiring account costs</i>	50	County Clerk's Fees,	3160
Issuing Order <i>allowing withdrawal of claim</i>	50	Sheriff's Fees,	1200
Issuing Voucher	20	Appraisers' Fees,	
Issuing Costs and Copy,		Fees of Commissioners of Partition,	
Order Appointing Commissioners of Partition,		Attorney's Fees,	
Order Report of Commissioners of Partition,		Printer's Fee,	
Issuing <i>3 applications for sale</i>	475		
<i>3 reports of sale</i>	150		
TOTAL CLERK'S FEES,	3160	Total,	6560

THE STATE OF TEXAS,
 COUNTY OF DALLAS.

I, L. H. HUGHES, County Clerk of said County, hereby certify that the above is a true and correct statement of the Costs due in the above entitled cause.

WITNESS my hand and official seal, at office in Dallas, this *20* day of *June* 189*6*

L. H. HUGHES, County Clerk.
 Per *[Signature]* Deputy

\$ *65.20*
 Received of *C.B. Guespreader* of estate of *J.P. Sanderson*
Twenty Five and 20/100 Dollars, in full of above Bill of Costs.

Dallas, Texas, *9/11* 189*6*
 L. H. HUGHES, Clerk,
 Per *[Signature]* Deputy

SOCIETY - 1978

#9

No. 1660

Probate Fee Bill.

COUNTY COURT,
DALLAS COUNTY, TEXAS.

ESTATE OF

J P Anderson
and

Judge's Fees	22.00
Clerk's Fees	31.60
Sheriff's Fees	12.00
Appraisers' Fees	
Total	\$65.60

Dallas Printing Co., Printers and Binders, Dallas, Texas

State of Texas

County of Dallas

To the Hon. E. G. Bowen Judge of the County
Court of Dallas County -

Your petition.

Ann M. Sanderson would respectfully inform
that herefore found on the 27th day of March 1894
she applied for letters on the estate of her
deceased husband J. P. Sanderson Dec'd and
that after due and legal notice being had
on said application - she was appointed
administrator of said estate, but she has
never qualified as administrator and now
and here declines to qualify as such admin-
istrator, she hereby renounces any and all
rights as surviving widow to administer in
said estate - in favor of C. B. Collier - whom
she has requested to administer said estate
and asks that your honor appoint her
administrator of said estate.

A. M. Sanderson

Witness J. J. Lewis

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Dankman

*Filed July 14. 1892
H. Beath Clerk
By J. H. ...*

\$1500

Account against the
estate of T. P. Sanderson

by Wooten & Cinnrough

20

Dallas County Court:
The Lewis Publishing Co.

vs.
T. P. Sanderson Decedent.

The affiant, S. M. Barger,
says that he is the agent of the
Lewis Publishing Company of
Chicago, Ill., whose claim is
herewith presented for allowance
against the estate of T. P. Sanderson
deceased; that he has full
knowledge of the status of said
claim; that the contract out
of which said claim arises, a
memorandum of which is filed
herewith, has been fully ex-
ecuted upon the part of
the claimants; that the debt
is just, due and unpaid
and that there are no setoffs,
counterclaims or other legal
defense, to the same.

S. M. Barger act
for the Lewis Publishing Co.

Sworn to before me this
Dec. 1/1897.

John Hardie
Notary Public
Dallas County, Tex.



The Lewis Pub. Co.
Chicago, Ill.
J. P. Sanderford

Call on Monday 25th 92

Call on Monday 25th 92

No. 138 Dallas County, Texas, Sept 11 1891

I HEREBY AGREE to take a copy of the forthcoming History of Dallas County, Texas, to be published by The Lewis Publishing Company, of Chicago, Illinois, for which I promise to pay Eighteen Dollars, when delivered at my residence or place of business. I base this order on what is promised in their Prospectus, a copy of which I have.

Tp Cor 8 - 6 Cliff Sec _____ Name J. P. Sanderford

Order by J. P. Sanderford Post Office Oak Cliff

See at Residence 11/25/92 Kirk

In County Court of
Dallas County
Estate of J. Sanderson } Sept Term 1895
Died } September 27th 1895,
It appearing to the

Court, that the administrator of said
estate, now has sufficient funds in
his hands to pay off and discharge
the lien on the land allotted to the said
Mr. Sanderson - ^{under} order of J. P. Sanderson Adm.
^{being Lot No. 9010 Block No. 24 A Oak Cliff} which ~~shows~~ the said
administrator - was by a former order,
of this Court directed to pay - he is
now ordered out of the funds in his
hands to pay off said ^{lien} ~~and~~ the
~~Sanderson~~ and that he report his acts
hereunder to the Court

J. J. Nash
Co. Judge

Municipal Bond Department.

GILLESPIE & CULLUM,
REAL ESTATE AND FINANCIAL AGENTS
102 AUSTIN STREET,
WINDSOR HOTEL BUILDING.

DALLAS, TEXAS, August 14th 1896

Received August 14th 1896 of C B Gillespie
 Adm'r. Est. of J P Sanderson Estate
 the sum of Three Dollars each
 aggregating the sum of Nine Dollars
 being one-half the costs due the
 undersigned as Commissioners
 in the Partition of lands between
 Field, Gillespie & Capron and the Estate of
 J P Sanderson Dec'd, which sum is in
 full settlement of amount due by
 said Estate -

Jno. T. Whitaker }
 W. H. Smith }
 W. D. Snead }
 Commissioners
 of Partition

Estate of *J. P. Sauderom*
 No. *1660* *Deed*

C. B. Gierupie Advers
 Attorney
 Contest application for sale by *P. S. Gouts*

CLERK'S FEES		COUNTY JUDGE'S FEES	
Filing and Docketing Applications at 15 cents,		Probating Will,	
Issuing Notice of Application for Letters,	75	Appointing	
Issuing Notice of		Appointing Appraisers,	
Issuing Notice of		Approving Bond,	
Issuing Notice of		Approving Inventory,	
Issuing Notice to		Approving Annual Account	
Entering Order Appointing		Approving Final Account,	
Entering Order Appointing Appraisers,		Approving Claim Rejecting Claim	50
Entering Order Probating Will,		Order of Sale Confirmation of Sale	100
Taking Bond of		Order for Partition and Distribution,	
Filing and Docketing Bond with Oath,		Order Report Commissioners of Partition,	
Filing and Docketing Inventory,		Order Appointing	
Entering Order Approving Bond of		Order Approving	120
Entering Order Approving Inventory,		One-half per cent. Commission on \$238 ⁰⁰	238
Final Record of Will and Proof of same,		TOTAL JUDGE'S FEES,	270
Final Record of Inventory and Bond,		SHERIFF'S FEES	300
Final Record of <i>App. for probate & estate</i>	225	Posting Notice	
Issuing Letters,		Posting Notice	
Taking Affidavits to Inventory,		Posting Notice	
Taking Affidavits to	15	Posting Notice	
Filing and Docketing Application for Sale,		Serving Notice by Publication,	
Filing and Docketing Application for	50	Serving Notice	
Entering Order Granting Sale,		Serving Notice	
Entering Order	15	Executing	
Filing and Docketing Report of Sale,		TOTAL SHERIFF'S FEES,	
Filing and Docketing	50	FEES OF APPRAISERS AND COMMISSIONERS OF PARTITION	
Entering Order Confirming Sale,			
Forfeiture Order			
Filing and Docketing Annual Account			
Filing and Docketing Final Account	15		
Filing and Docketing Claims			
Entering Order Approving Annual Account			
Entering Order Approving Final Account	50		
Entering Order Approving Claim			
Entering Order Rejecting Claim			
Entering Order Granting Allowance,			
Entering Order			
Entering Order			
Filing Voucher	15		
Taking Costs and Copy,			
Order Appointing Commissioners of Partition,			
Order Report of Commissioners of Partition,			
Recording			
TOTAL CLERK'S FEES,	520	RECAPITULATION	
		County Judge's Fees,	270
		County Clerk's Fees,	300
		Sheriff's Fees,	300
		Appraisers' Fees,	
		Fees of Commissioners of Partition,	
		Attorney's Fees,	
		Printer's Fee,	
		Total,	1090

THE STATE OF TEXAS,
 COUNTY OF DALLAS.

I, L. H. HUGHES, County Clerk of said County, hereby certify that
 the above is a true and correct statement of the Costs due in the above entitled cause. *by P. S. Gouts on his app. for sale*
 WITNESS my hand and official seal, at office in Dallas, this *25* day of

August 189*7*
 L. H. HUGHES, County Clerk,
 Per *A. Jackson* Deputy.

Dallas, Texas, *Aug 25* 189*7*
Deeds 97000-

\$ *1090*
 Received of *P. S. Gouts*

Dollars, in full of above Bill of Costs.

L. H. HUGHES, Clerk,
 Per *A. Jackson* Deputy.



THE COUNTY OF DALLAS

JACK M. GASTON
COUNTY CLERK

Dallas, Texas, 5/20/08

Gano. Gano Gano
City

Gentlemen -

This is to Certify that in the
Deed from O.B. Gillispie Adm. of the
Estate of J.B. Sanderson, Deed, to
O.B. Gano, which is recorded
in Book 136 Page 242, shows the
consideration to be \$250⁰⁰.

Jack M. Gaston, Co. Clerk
Per D.C. Whitley, Sg.

Deed #4

This is to certify that in the deed from
 C. J. Gillespie Adm'r Est of J. P. Sanderson deed
 to Mrs. Clara B. Gano, dated Nov 11th 1894
 and Recorded in Book 186 page 242 Deed
 Records Dallas County Tex. it is rec'd
 that said sale was made by virtue of an order
 of the County Court of Dallas County made on 12th
 day of Sept 1893 upon the application of Mrs.
 Clara B. Gano in the matter of the Estate of
 J. P. Sanderson deed # 1666 on the Probate docket
 of said Court, which said order is duly entered
 in Book K-5 pages 408-9 Probate minutes
 of said Court. That report of said sale was
 made to said Court on Sept 5th 1894 and
 on Sept 12th 1894 following, said report and said
 sale was in all things approved & confirmed -
 Said deed further recites the consideration
 to be Two Hundred and Fifty Dollars

SCIRE FACIAS TO EXECUTOR—ADM'R—G'D'N.

THE STATE OF TEXAS,

To the Sheriff or any Constable of Dallas County—GREETING:

WHEREAS in the County Court of Dallas County, State of Texas, in the matter of the Estate of
J. P. Sanderson, Deceased,
C. B. Gillispie, Admr.,
 No. *1060*, on the Probate Docket of said County, said *Administrator*

has failed to file an Annual Account showing the condition of said Estate, as required by law.

THEREFORE YOU ARE HEREBY COMMANDED to summon the said

C. B. Gillispie

to appear before the Honorable County Court of Dallas County, State of Texas, at the

November Term thereof to be held at the Court House of said County, in the City of
 Dallas, beginning on Monday the *7th* day of *Nov* A. D. *1898* and ending on the *31*
 day of *Dec* A. D. *1898*, and to prepare and file at said time an Annual Account in accordance
 with law, and show cause for *his* failure to return such Account at the proper time.

and you will deliver to the said *C. B. Gillispie*

a true copy of this Citation.

HEREIN FAIL NOT, but due service and return hereof make, showing how you have executed the same.

ATTEST: A. S. JACKSON, Clerk of the County Court of Dallas County.

GIVEN UNDER MY HAND and seal of office, at Dallas, this *28*
 day of *Sept* A. D. *1898*

A. S. JACKSON.

Clerk County Court, Dallas County, Texas.

[L. S.]

By *A. B. Rawlins* Deputy.

SHERIFF'S RETURN.

Came to hand on the 28 day of Sept A. D. 1895 and executed on the 21 day of Oct A. D. 1895 by delivering to R. Buller

in person, a true copy of this Writ

FEEES
Service \$ 75
Mileage \$ 10
Total \$ 85.05

Rue E. Calcutt
Sheriff Dallas County, Texas.
By [Signature] Deputy.

Tested 28 day Sept 1895
By A. S. JACKSON, Clerk
[Signature]

County Court, Dallas County,
SHERIFF
To R. Buller
Admnr.

IN RE ESTATE OF
J. S. Anderson
Dec'd.

No. 1660
1894

ART. 2690, R. S., 1895.—If the guardian (administrator or executor) fail to return such account after being cited to do so, or fail to show good cause for failing to return such account at the proper time, he may be fined by the Court not exceeding five hundred dollars, for the use of the County, and he and his sureties shall be liable for all fines imposed and damages sustained by reason of such failure.

PENALTY FOR FAILING TO RETURN ANNUAL ACCOUNT.

REPORT OF SALE.

Estate of *J.P. Sanderson Adm* IN COUNTY COURT,
C.B. Gillespie Adm DALLAS COUNTY, TEXAS.

To the Honorable County Judge of said County:

Now Comes *C.B. Gillespie Adm* of said Estate.

and respectfully shows that, in obedience to an order of said Court made on the *11th* day of *Nov*
A. D. *1895* he sold on the *20th* day of *August* A. D. *1897* at *private Sale*
to *H. J. McJennet*

the property therein named, of the following description, to wit:

A part of the *W. S. Beatty* survey Beginning at the North
line of the *Right of way* of the *4 C & S 7 Ry Co* at the
intersection of said North line and the West line of the
W. S. Beatty survey - Thence *N. 62° E* along the North line
of said *Right of way* to where said line intersects the West
line of what is known as the *Laureaster dirt road*, thence
with the West line of said dirt road in a *Northealy* direction
to the Centre of the channel of *Cedar Creek*, thence up the Centre
of the channel of said Creek to the West line of the *W. S. Beatty*
survey - Thence South with said line to the beginning,
containing *25* exclusive of *Right of way* of the *Laureaster dirt*
road and the *4 C & S 7 Ry Co* *25* acres of land - An order of
Sale was made on the above mentioned date to wit
Nov 11th 1895 by the Hon. County Court of Dallas County
Texas directing your petitioner, the Administrator of said
Estate to sell *undivided one half interest in and*
to a *25 acre* tract of land, a part of the *W. S. Beatty*
and *W. J. Elliott* surveys, the said land being regarded as
difficult of partition or division with the other Co. owners.
Subsequent to said order to wit *on Oct 1st 1895* *H. J. McJennet*
and *H. J. McJennet & Capers* the owners of an *undivided one half interest*
in said land, filed in the County Court of Dallas County, an
application for partition of the said land which said application
was granted on *Oct 1st 1895* and *J. J. Whitaker*, *W. H. Smith*
and *W. A. Smith* were appointed Commissioners to partition
said land between said owners and the Estate of *J. P. Sanderson*
said Commissioners filed in the County Court of Dallas
County their report settling a part of said *J. P. Sanderson*
Estate two tracts of land and which embraced in this

In County Court
of Dallas County

In the estate of
J. P. Sanderson

vs } September 27th 1895
Now come out to be

heard the application of C. S. Gillespie
administrator of said estate, ^{of J. P. Sanderson} to have
the report of sale of the lots mentioned
in said report, confirmed - said sale of
lots having been heretofore ordered by
this Court - and it appearing to the
Court, that said report of sale conforms
in all things required by law, and
evidence having been offered to the
Court, that the said lots were sold for
their full value to wit - Lot No 10 - and
Block No 16 of Benson Addition within
addition to the City of Dallas - as per
said report of administrator of 75000 feet
was sold to Wm Rogers for the sum of
Five Hundred dollars - which from the
evidence offered was and is the full and
fair value of said lot - and part of
lot 9 of said addition was sold to the
Security Mortgage and Trust Company
which sum from the evidence is the full
and fair value of said property, it is
now ordered by the Court - that the sale
of said lots mentioned and described
in said report of sale, be and the
same are hereby confirmed and the
said administrator is hereby ordered to
make a good and sufficient deed to
the purchasers of said lots of land
upon their complying with their bids
paying the price bid by them for them

respective lots of land. The Security Mortgage
and Trust Company - will pay the costs
connected or incurred in making sale
of the lot of land purchased by said
Company.
J. J. Wash
Co. Judge

Chas. A. Coats

Edward
L-41

GILLESPIE & CULLUM,
REAL ESTATE AND FINANCIAL AGENTS
103 AUSTIN STREET,
WINSBOR HOTEL BLDG.

Municipal Bond Department.

DALLAS, TEXAS.

Estate of J.P. Sanders and (Account)
To C.B. Gillespie Adm'r

1896	To Cash paid for Recording Bond Bradley to Sanders	\$ 1.50
"	" " Stationery for Accounts	.50
"	" " drawing 5 Administrators Bonds @ 25	12.50
"	" " Accounting fees	2.50
"	" " Recording Constables Bond J.P. Sanders and Est	1.50
"	5 Days Services spent in caring for and protecting property of Estate @ \$3.00	15.00
		<u>\$ 33.50</u>

C.B. Gillespie Adm'r

189- AFFIDAVIT TO AN ACCOUNT

A. D. Aldridge & Co., Stationers, Printers and Book Binders, Dallas, Texas.

The State of Texas,
County of Dallas

Before me,

L. H. Hughes, Clerk, County Court, Notary

in and for the County of Dallas, Texas personally appeared
C.B. Gillespie Adm'r

who, being by me
duly sworn, upon his oath says that the account hereto attached is, within his
knowledge, just and true, that it is due, and that all just and lawful offsets, pay-
ments and credits known to affiant, have been allowed.

In Testimony Whereof, I hereunto set my hand and seal, this
11 day of July 1896

L. H. Hughes
Clerk, County Court
By A. H. Rawlins

30
J.P. Sanders on Est
To
C.R. Guespie
Adm

FILED

JUL 11 1878

L. S. G. & Co. Printers
St. Louis, Mo.

#30⁵⁰ allowed
on the within claim
to be paid in due
course of Admin-
istration

July 27th 1876

5717 Ash
G-593 Co. Judge

O. S. GILLESPIE

OFFICE OF

J. D. CULLUM

Dallas City
Business & Residence
Property.
Farm and Ranch
Lands in North and
West Texas.

**GILLESPIE & CULLUM,
Real Estate and Financial Agents,**

—103 AUSTIN STREET,—

Windsor Hotel Block.

Special attention to interests of non-residents.
Letters of inquiry promptly answered.

Real Estate and
Collateral Loans.
County and
City Bonds
Bought and Sold.

Dallas, Texas.

Estate of J.P. Sanderson Decd
C. S. Gillespie Adm'r
To Jno D Paschall A?

1195
Sept 28 To Making Abstract of Title to
Lots 10 & pt of 9 Block no 16
Bower & Linneman Court
and North Dallas Adm'r \$ 15.00

Recd payment Oct 1, 95 of C. S. Gillespie Adm'r
John D. Paschall

Estate of J. P. Sanderson

1660

Decd

March 7, 1893

C. B. Hissopie Adm^r-

This day came on to be heard the following claims of the Texas Land & Mortgage Company, Limited, against the estate of J. P. Sanderson deceased tenant: One note for \$600.00 with 10% interest thereon from Sept. 18, 1891; one note for \$500.00 with 10% interest thereon from September 1891; also 10% on the full amount due on both of said notes as attorney's fees, according to the terms of said notes.

And it appearing to the Court ~~from~~ from the evidence that said claims are duly verified as required by law and that they have been duly allowed by the Adm^r. of said estate and have been filed and placed upon the claim docket of this Court in the manner and for the length of time required by law; and it further appearing to the Court that said claims are secured by deed of trust executed by J. P. Sanderson and during his life time & by Mrs. Sanderson his wife on $\frac{3}{4}$ ths of an acre of land with improvements thereon in Block 747 in East Dallas fronting on Cobb Street 147 feet and running back 240 feet on the east line, It is considered

by the Court that said above claims
be and they are hereby approved
and ordered paid in due course
of Administration as 3^d Class Claims
against said estate.

Estate of J.P. Sanderson }
1660 Decd } April 22, 1893
C.B. Gillespie Admt.

This day came on to
be examined the claim of Mrs Clara B. Gaus
against the estate of J.P. Sanderson Decd
for \$250.00 with 10% interest thereon from May
9, 1891 and 10% additional for attorneys
fees. And it appearing to the Court from
the evidence that said claim is duly verified
as required by law and that same has
been duly allowed by the Admt of said
estate and has been filed and placed
on the claim docket of this Court
in the manner and for the length of
time required by law. And it further
appearing to the Court that said claim is
secured by a vendor's lien on a lot
of land 50x100 feet on Bower or Alford street in
the City & County of Dallas Texas. It is considered
that same is hereby approved and ordered paid
in due course of Administration as a 3^d
Class Claim against said estate.

Recorded

RECORDS ABSTRACT
FIRM CHAS. D. BARNARD & CO.
OF LOUIS.

Order

118-9-310
118-9-311

Estate of J. P. Sanderson dec'd.
No. 1660

County, Court of Dallas Co.
Texas, 5th, in Probate matters

Now Comes C. B. Gillespie Administrator of
The estate of J. P. Sanderson dec'd and accepts notice
of citation - The case of The Application of Clara
B. Green filed here on Aug¹² A. D. 1953, and
asking for order of sale for certain real estate be-
longing to the said estate of J. P. Sanderson dec'd,
said land being described as follows: Beginning at
a point on the E. line of Bower St. sometimes
called Lockard St. one hundred & sixty four
feet (164 ft.) N. of the intersection of the N. line
of Allen St. with said E. line of Bower or Lockard
St. Thence Northwesterly, with said East line
of Bower or Lockard St. fifty (50) feet. Thence
Easterly, at right angles to Bower or Lockard
St. one hundred (100) feet. Thence Southerly
parallel with Bower or Lockard St. fifty (50) feet;
Thence Westerly, at right angles to Bower or
Lockard St. one hundred (100) feet to place of
beginning

C. B. Gillespie

Admin. Est. J. P. Sanderson (decedent)

No. 1660

In witness of the State
of J. P. Sadler Clerk

Acceptance of same of a
true by R. B. Zilch

FILED Sept 12 1893
L. H. HUBBARD, Clerk County Court.
By W. J. Jackson DEPUTY

Recorded

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

THE STATE OF TEXAS.

To all Persons Interested in the Administration of the Estate

of J. P. Sanderson Deceased.
C. B. Gillespie Administrator, has filed, in the

County Court of Dallas county, an Application for the sale of certain lands belonging to said Estate, for the payment of the debts due, of the following description, to-wit:

- First: A lot of land containing $\frac{3}{4}$ of an acre of land situated in the City and County of Dallas, Texas and lying and being in Block No. 747 East Dallas - fronting 127 feet on N.W. Side of Oak Alley and extending back 240 feet
- Second: A tract or lot of land lying in the City and County of Dallas - State of Texas and known and described as lots No. 10 and a part of lot No. 9, Block 16-966 - Bowser, Hummer's Oak Lawn addition to the City of Dallas,
- Third: A lot of land lying in the City and County of Dallas and State of Texas and is the West $\frac{1}{2}$ of Lot 5, Block 5-816 of the subdivision of the Barton Homestead on Exposition Avenue

which will be heard at the ~~next~~ term of said Court, commencing on the First Monday in September A. D. 1893, at the Court House in the City of Dallas, at which time all persons interested in said Estate may appear and contest said Application if they see proper

WITNESS, L. H. HUGHES, County Clerk of Dallas County, Texas.
Given under my hand and seal of said Court, at office in the City of Dallas, this 13th day of June A. D. 1893.

L. H. HUGHES
County Clerk, Dallas County, Texas.

By A. Jackson Deputy.

4 36

COUNTY COURT.

ESTATE OF

J. P. Sanderson

Deceased.

Notice of Application for Sale of Real Estate

Issued this 13 day of June

A. D. 1893 J. H. Hughes
S. B. GOSSETT, Co. Clerk.

By A. J. Jackson Deputy

SHERIFF'S RETURN

Came to hand the 13 day of June
1893, and executed the 13 day of
June 1893, by posting up three
copies of this writ at three public places in Dallas
County, one of which was the Court House Door
of said County.

B. C. Cobble
Dallas County

By J. J. Conroy Deputy

For \$500
Awarded

OFFICE OF
DR. EDWARD GREER,
ATTORNEY FOR
SECURITY MORTGAGE AND TRUST COMPANY.

Estate of T. P. Davidson
Do D. E. Greer

LS

To services in making sale and deed as trustee in
deed of trust given by J. H. Brantly in 1891 sum of land
near Oak Cliff - as per agreement with Davidson \$50.00

I do solemnly swear that the above account is
true and just that it is due and that all legal
offsets, payments and credits have been allowed.

D. E. Greer.

Signed to and subscribed before me this 23rd day of
Sept 1892.

M. L. Andrey, Notary Public
Dallas Co. Texas

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

Presented to me on
the 1st day of Dec. 1892
and allowed. This the
20th Feby 1893

C. B. Phillipie Akers
Est of J. P. Anderson
FILED

MAY 6 1893

L. H. HUGHES, County Clk.

BY *A. M. Houston*
Deputy

Approved and ordered paid in
due course of administration as

4th class claim this 20th day

of May 1893

T. J. Hutch

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

Dallas Texas 2/27/93

Estate of J. P. Sanderson deceased N.Y.
To W. A. Merritt

1892

To \$2345 Hay @ \$9⁰⁰ per ton
To 6% interest from June 1st 1893
Total amount due

\$10.58

60
\$11.18

NO. 183-AFFIDAVIT TO AN ACCOUNT - A. D. Aldridge & Co., Stationers, Dallas, Texas

THE STATE OF TEXAS.

County of Morris

Before me, E. S. Sanderson Ex officio

a Notary

Public in and for the County of Morris personally appeared

W. A. Merritt

who, being by me duly sworn, upon his oath,

says that the account hereto attached, is within his knowledge, just and true, that it is due, and that all just and lawful offsets, payments and credits have been allowed.

W. A. Merritt

IN TESTIMONY WHEREOF, I hereunto set my hand and seal, this

27 day of Feby 1893

E. S. Sanderson

Ex officio, a Notary Public, for Morris County, Texas

M. A. Burnett

16^{37/4}

Presented 16^{37/4} day
of August 1893

FILED Sept 8 1893
L. R. W. [unclear] Clerk County Court
By A. J. Jackson

Presented to court on July 27¹, 1893
and allowed on same day

Approved and ordered paid in
due course of administration as
4¹ class claim this 16 day
of October 189³
J. F. Nash
County Judge

A. B. Gillespie Adm'r
Est of J. P. Anderson dec'd



DALLAS COUNTY COURT HOUSE



JNO. M. YOUNG,
COUNTY SURVEYOR

Dallas, Texas

1892

State of Texas }
County of Dallas } Before the un-

F. A. Oliver, to me well known who
being duly sworn deposes and
says that the Estate of Maj. J. P. Sanderson
is justly indebted to him in the sum
of (\$76.50) Seventy Six Dollars & ⁵⁰/₁₀₀, value re-
corded - as per judgment on Note in
Justice Sanderson's Est, page 903, Civil Docket
Principal Est & Est of Court - and that all
legal offsets credits &c known to applicant
and been duly allowed.

F. A. Oliver

Subscribed & sworn to before me
this 5th day of December 1892.

L. J. [Signature]
Notary Public
Dallas Co. Tex.

(\$5.00 - Cost to be added)
See transcript F. A. Oliver

Dallas Texas, feby 28th 1893

Estate of J. P. Sanderson, dec'd.

To Mr. Hayes & Co.

Balance for services making Abstract of title
and investigating title to land twenty
dollars (\$20⁰⁰) due Oct. 1st 1891.

The State of Texas

County of Dallas

I, J. W. Moore, do solemnly swear
that the attached claim in favor of Mr. Hayes
against J. P. Sanderson, dec'd, is just
and that all legal effects, payments
and credits known to affidavit
have been allowed. I further swear
that I am the owner of said claim
J. W. Moore

Given to and subscribed before
me this 28th day of February 1893

J. W. Moore
Notary public Dallas
County Texas

J. P. Henderson
- vi -
Sck of J. P. Henderson Seal

FILED

MAY 20 1898

L. H. HUGHES, County Clerk,
By *W. J. Jackson*

Presented to me on
July 25th 1893 and
Allowed - Witness my
hand this - 15th March
1893

C. B. Sullivan
Deputy Secy of RR
Henderson Co. Ind

Approved and order paid in
due course of administration as

4th class in this Holiday
of October 1893
J. F. Smith

The State of Texas,

To All Persons Interested in *the Estate of J. P. Sanderson*
 Deceased,

The Texas Land & Mortgage Co. Ltd. a creditor of said estate
~~has~~ ^{has} filed, in the
 County Court of Dallas County, an application for the sale of certain lands belong-
 ing to said Estate ~~of the following~~, of the following description, to-wit:

In the City and County of Dallas, Texas, and being a
 part of the W. H. Gaston Homestead in the Grigsby
 League beginning at the South corner of a lot or
 block of land previously deeded by W. H. Gaston and
 wife to — Woodson, and 40 feet N. 45 W. from
 the W. corner of a tract deeded by said Gaston
 and wife to W. M. C. Hill and Chas. J. Bolanz;
 thence N. 45 W. 210 feet to the center of the
 channel of Mill Creek; thence down said Creek
 or branch with its meanderings to a point S.
 45 W. from the beginning point, a stake in the
 center of the channel of said branch or creek;
 thence N. 45 E. with the N. W. line of a street
 40 feet wide 147 feet to the place of beginning,
 containing 3/4 of an acre of land, and being the
 same property deeded to the said J. P. Sanderson
 by M. J. Birtton and wife by general warranty
 deed dated 21st October, 1887, and recorded in
 Book 87, page 246 of Dallas County records,
 said land being situated in Block 747 of Murphy
 & Bolanz Official Map of the City of Dallas,
 and fronting on Cobb Street.

which application will be heard at the next regular term of said Court, commencing
 on the *First* Monday in *March* A. D. 189*1*, at the Court House
 in the City of Dallas, at which time and place all persons interested in said ~~Ward~~ Estate
 shall appear and contest said application, and show cause ~~why same should not~~
~~be granted.~~ Such cause should not be made should they choose to do so.

WITNESS: L. H. HUGHES, County Clerk of Dallas County, Texas.

Given under my hand and seal of said Court, at office in the City of
 Dallas, this *6th* day of *January* A. D. 189*1*

L. H. HUGHES,

County Clerk Dallas County, Texas.

By *W. B. Lawless* Deputy.

5/2 8 56

No. 1660

COUNTY COURT.

ESTATE OF

A. P. Sanderson Nick
W. B. Gillispie Adm'n.

Notice of Application for Sale of Real Estate.

Issued this 6th day of July
A. D. 1894

L. H. HUGHES, Co. Clerk.

By *W. B. Lawrence* Deputy.

SHERIFF'S RETURN.

Went to hand on the 6 day of
July 1894, and executed
the 6 day of July 1894
by posting up three copies of this writ at three
public places in Dallas County, one of which
was the Court House door of said County, and
no two of which were in the same town or city.

Ben E. Logan
W. B. Lawrence

Subscribed & sworn to
this 6th day of July 1894

FILED BY WILLIAM INSTITUTIONAL SOCIETY - 1978

The State of Texas,

TO THE SHERIFF OR ANY CONSTABLE OF DALLAS COUNTY—Greeting:

YOU ARE HEREBY COMMANDED to summon _____

C. B. Gillespie Administrator of the Estate of *S. P. Sanderson*
to appear before the Honorable County Court of Dallas County, State of Texas, at a
regular term thereof, to be held at the Court House of said County, in the City of
Dallas, on the *1st* Monday in *March* 189*4*, then and there to
answer the ^{petition} petition of

The Texas Land & Mortgage Company,
a private corporation

filed in said Court on the *2nd* day of *January*, 189*4*, ~~against the~~
~~said~~ asking said Court to make an order directing
and requiring said administrator to sell the property
therein described, and being certain real estate
situate in the City and County of Dallas, Texas,
~~for said suit being numbered _____~~ the nature of which demand is

as follows, to wit: *belonging to the Estate of S. P. Sanderson,*
deceased and described as follows: A part of
the W. K. Gaston homestead in the Grigsby league
being 3/4 of an acre, the same property deeded to
the said S. P. Sanderson, by W. J. Betterton and
wife Oct. 21st 1887, and recorded in Book 87
page 246, of Dallas County records.

and you will deliver to the said *C. B. Gillespie, Administrator of*
the Estate of S. P. Sanderson deceased,
_____ a true copy of this Citation.

HEREIN FAIL NOT, but due service and return hereof make, showing how
you have executed the same.

ATTEST: L. H. HUGHES, Clerk of the County Court of Dallas County.

GIVEN UNDER MY HAND and Seal of office, at Dallas,

this *6th* day of *January*, 189*4*

L. H. HUGHES,

Clerk County Court, Dallas County, Texas.

By *W. B. Rawlins* Deputy.

SHERIFF'S RETURN.

Came to hand on the 6 day of Jan 1894, and
executed on the 11 day of Jan 1894, by delivering to
C. B. Gillespie Administrator of the Estate
of J. P. Saunders Dec'd the within named defendant in person, a
true copy of this writ.

Ben E. Cabell Sheriff, Dallas Co., Texas.
By N. Hall Deputy.
FEE: \$ 1.50
Mileage: \$.10
TOTAL: \$ 1.60

(Original) 86
CITATION.
No. 1660.
COUNTY COURT,
DALLAS COUNTY, TEXAS.
Estate of
J. P. Saunders dec'd.
C. B. Gillespie
Administrator.
Issued this 6th day of
January. 1894
L. H. HUGHES, Clerk.
By W. Rawlins Deputy.



No. 1660
COUNTY COURT.

ESTATE OF

J. O. Sanderson
Deed

INVENTORY AND APPRAISEMENT

Filed ^{on} 20 day of April
A. D. 1893

J. Hughes
COUNTY CLERK

By _____ Deputy

Examined and approved this 20th
day of May 1893

J. Hutch
COUNTY JUDGE

A. B. Lathrop & Co. Stationers and Printers. 89

Recorded

INVENTORY AND APPRAISEMENT

Of ^{Real} property, ~~real and personal~~ belonging to the estate of J. O. Sanderson
Mark as per Vol in book preceding
The vice part in book of _____

Additional
INVENTORY AND APPRAISEMENT

Of ^{Real} property, ~~real and personal~~, belonging to the estate of J.P. Sanders on^{Dec'd}
(~~not reported in first Inventory~~)

✓ 50 x 100 feet in Block A - 900 Dallas City \$900-

✓ Lots 16, 17, 18, 19, 20, 21, 30, 31, 32, 29, 26, 27

✓ 23 x 29 in Mrs. Clum's & Smith's Farm

Grounds Lebanon \$1000-

✓ 397 x 415 feet in Elizabeth Robertson
Survey \$1000

✓ Lot No. 6 of P.E. Sears Addn to
Oak Cliff \$50-

County of Dallas.

C.B. Gillispie Adm'r

Of the above named Estate, do solemnly swear that the foregoing is a true, full and complete Inventory of all the property, real and personal belonging to said Estate, that has come to my knowledge.

C.B. Gillispie

Sworn to and Subscribed before me, this 17 day of Aug A.D. 1893

L.H. Hughes Clerk Co. Court,

By A.R. Rawlins Deputy.

The State of Texas, }
County of Dallas.

Before the undersigned authority, this day personally appeared Louis Jacoby and W.C. Clark & W.J. Beller Appraisers of the above named Estate, heretofore appointed by the Court, and each being duly sworn, says that the above and foregoing is a just and true appraisement of the property pointed out to them as belonging to said Estate.

W.J. Beller
W.C. Clark
Louis Jacoby

Sworn to and Subscribed before me, this 12 day of Sept A.D. 1893

L.H. Hughes Clerk Co. Court,

By J.D. Cochran Deputy.

No. 1660

COUNTY COURT

ESTATE OF

J. P. Sanderson, Decd.

C. B. Gillespie, Adm.

Abstract
INVENTORY AND APPRAISEMENT

Filed 12 day of Sept.
A. D. 1893

L. W. Hughes
COUNTY CLERK

By J. D. Cochran Deputy

Examined and approved this 16
day of Sept 1893

J. L. Smith
COUNTY CLERK

A. D. Aldridge & Co., Stationers and Printers, 1893

Recorded
Vol 3 Page 17

State of Texas, } In the County Court of
County of Dallas, } said County.
Sept term, A.D. 1895.

In re Estate of J. P. Sanderson, decd.

To the Hon J. F. Nash, Judge:

Now come Gillespie & Capers,
a firm composed of John P. Gillespie and
R. H. Capers; and A. H. Field, and show
to the Court that they are joint
owners with the estate of J. P. Sanderson
decd, in the following tract of land
situated in the County of Dallas,
state of Texas, bounded and described
as follows to wit:

1st. Tract: Beginning at the intersection
of the north line of the W. J. Elliott
survey with the west line of the Lucy
Palk 10 acre tract, conveyed her by Jno.
M. Brackett, decd recorded in vol 73
page 161, Recorder of Deeds of Dallas County
Texas. Thence S. 60° W about 1948 feet with
the north line of the Elliott survey, to
the west line of the N. D. Beatty survey.
Thence north 100 feet to the S. W. corner
of J. M. Neal's said 15 acre tract of land.
Thence N. 65° E. about 1948 feet to the
S. W. corner of said Merrill's 4 acre
tract, thence with Merrill's said line
to Lucy Palk's said west line. Thence south
about 100 feet along Lucy Palk's said
west line to the north line of the
W. J. Elliott survey, the place of begin-
ning, containing 8 acres, more or less.

2nd Tract: Beginning on the north line of the right-of-way of the Gulf Colorado and Santa Fe Ry. Co. at the intersection of said north line and the west line of the N. S. Beatty survey.

Thence $N. 62^{\circ} E.$ along the said north line of the said right-of-way about 1452 feet to the west line of the said Merrill 4 acre tract. Thence north with the west line of said Merrill 4 acre tract to the center of the channel of Cedar Creek. Thence westward with the meanderings of Cedar Creek to the west line of the N. S. Beatty survey. Thence south with the west line of the N. S. Beatty survey to the place of beginning, containing $11\frac{1}{2}$ acres, more or less.

3rd Tract: Beginning at a corner of the J. B. Baker tract on the northwest boundary line of the said N. J. Elliott survey it being the northwest boundary line of the Jno. H. Crockett tract of land, said corner is a deep ravine. Thence $S. 52^{\circ} 05'$ 280 to a corner in the branch from which an elm 8 inches bears $N. 15^{\circ}$ 18 feet and a pecan 4 inches bears $S. 9$ feet and a Spanish oak 5 inches bears $S. 69^{\circ} 7'$ 79 feet. Thence with the meanderings of the north prong of said branch in a southwesterly direction to a corner in said branch where it crosses the east boundary line of a tract belonging to N. H. Sutton. Thence with said line $N. 6\frac{1}{2}^{\circ} W.$ 121 to the N. H. corner

of the said Crockett tract, it being also
a corner of W. H. Sutton's land in the
N. H. boundary of the W. J. Elliott survey,
thence N. 60° E. with said line 344 v. to
the place of beginning.

Your applicants say that Capers
and Gillespie own $\frac{1}{4}$ of said tracts,
A. H. Field owns $\frac{1}{4}$ of said tracts and the
estate of J. P. Sanderson dec'd owns $\frac{1}{2}$ of
said tracts.

They ask partition with the estate
and that citation issue herein against
B. B. Gillespie owner of said estate
and on final hearing that said
lands be divided between your
petitioners and said estate and that
commissioners be appointed by this
court to make said partition.

~~J. P. Sanderson~~, Atty.
for petitioner, A. H. Field.
R. H. Capers, Atty.
for petitioners, Gillespie & Capers

Oct. 1. 1895.

#471

I waive the issuance
of citations herein
and accept service
herein ^{and} waive time

C. B. Gierropie
Administrator of
the Estate of J. P. Sauterson
decd

Application
for partition.

In Probate Court
Dallas County Texas.

Estate of
J. P. Sauterson decd.

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

FILED

OCT 1 1895

L. E. JONES, Clerk
of Probate Court

Application granted
as prayed for by J. Whit-
aker W. H. Edmunds and
W. D. Vucad and appointed
Commissioners to
partition to the real
estate and to sell
the same and to
divide the proceeds
thereof among the
parties interested
therein.

DALLAS, TEXAS.

May 1st 1894

J. P. Sanderson's Estate

To The Texas Suretyty Co.

To supplemental abstract No. 336 for lot
50x100 feet in Block D/590 Dallas

\$5.00

paid

Approved May 1st 1894

C. B. Gillespie Adm'r

C. B. GILLESPIE

Dallas City Business
and Residence
Property.
Farm and Ranch
Lands in North and
West Texas.

OFFICE OF
GILLESPIE & CULLUM,

Real Estate and Financial Agents,

103 AUSTIN STREET
Windsor Hotel Block.

J. D. CULLUM

Real Estate and Col-
lateral Loans.
County and City
Bonds
Bought and Sold.

Special attention to interests of non-residents.
Letters of inquiry promptly answered.

Dallas, Texas,

The estate of Thomas P. Sanderson deceased
Chas B Gillespie adm'r
To Charles Archer

August 13th 714th 1895. For surveying and map
of the 150 acre tract of land, being the unsold
portion belonging to said estate on the Beatty &
Elliott surveys Dallas County Texas
Acct \$11.00
Paid. By Chas. B. Gillespie *paid*

Dallas, Texas Oct 24 1895

Est of J.P. Sanderson Sec'd C. Philippe Adm'r

BOUGHT OF **W. W. WESTON,**

DEALER IN

HARDWARE, CUTLERY, BARBED WIRE, NAILS, GUNS

PISTOLS, AMMUNITION, MASTIC MIXED PAINTS, CROCKERY, GLASSWARE, ETC.

No. 205 ELM STREET.

1895 July 23	To 100 pounds Painted Wire	3.25	
	Staples	.50	\$3.75

Rec'd payment of C. Philippe Adm'r
10/24 - 95 W.W. Weston P. Philippe

Municipal Bond Department.

GILLESPIE & CULLUM,
REAL ESTATE AND FINANCIAL AGENTS
103 AUSTIN STREET,
WINGARD HOTEL BLDG.

DALLAS, TEXAS, Oct 5 1895

Est of J.P. Sanderson Sec'd
To Jno. D. Paschall D.
To Abstract of Title (49 pages)
to 4 acres Elizabeth Robertson
Survey in Oak Cliff \$29.50

Rec'd part of C. Gillespie
Adm'r.
John D. Paschall

DALLAS, TEXAS.

\$12.³⁵

Rec'd Jan'y 17th 1896 of
C. B. Gillespie Admin of the Estate of
J. P. Sanderson Decid of the sum of
Twelve + 35/100 Dollars Costs in
making sale of 4 acres Land in Oak
Cliff and deed to J. P. Sanderson Est

J. P. Sanderson
12/17/96

SOUTH-WESTERN MANUFACTURING CO.

FARMS, RANCHES, STORE HOUSES, DEWELLINGS AND
CITY LOTS FOR SALE OR RENT.



W. C. HOWARD, } Managers.
A. F. HARDIE, }
T. KING, Treasurer.

Office North Texas Building.

DALLAS, TEXAS, 12/9 1895

\$20.⁰⁰ Received of C. B. Gillespie, Administrator
of the Estate of J. P. Sanderson. Twenty dollars
for which we have this day sold him the
Judgement against W. H. Sanderson in case
#6664 in Justice Court precinct number 013

South-western Mfg. Co.,

A. F. Hardie Mgr

DALLAS, TEXAS.

C. B. Gillespie Admt of }
 Estate of J. P. Sanderson Dec'd }
 1896 To John D. Paschall d/r
 June 13th. For making abstract of title to the
 undivided interest of the Estate of
 J. P. Sanderson Dec'd in 20 Acres of land
 out of the W. S. Beatty & M. J. Elliott Survey
 51 pages \$20.00

Received of C. B. Gillespie Admt. of Estate of
 J. P. Sanderson payment in full of the above
 A/c. this 8th day of July 1896
 John D. Paschall
 Abstractor

GILLESPIE & CULLUM,
 REAL ESTATE AND FINANCIAL AGENTS,
 102 AUSTIN STREET,
 FORDSON HOTEL BLOCK.

DALLAS, TEXAS.

Rec'd Oct 30th 1897 of
 C. B. Gillespie Admt J. P. Sanderson Estate
 Ten Dollars in full settlement
 of Account against said Estate
 for surveying as per Recit filed
 and approved
 John R. West

DALLAS, TEXAS.

Itemized List of Expenses of Administration
in the matter of the Estate of J. P. Sanderson Deed

Feb 1 st 1894	To painted sign "Lots for Sale" as per bill	\$ 1.00
May 1 st "	" Texas Guaranty Co Supplemental Abstract to Lot in Block A-1590 Arkard St	5.00
Nov 11 "	" Lock & Chain for Gates to Sanderson Farm	.25
Aug 13 "	" Surveying fees Chas Archer Surveying "	11.00
Oct 5 1895	" Abstract of Title to 4 acres land belonging to Est	29.50
" 24 "	" bill for wire for fencing Sanderson Farm	9.78
Dec 9 "	" Cost of Judgment to perfect title to 4 acres land	20.00
Jan 17 1896	" Costs paid Constable in Sale of 4 acres of land	12.35
July 6 "	" Cost of Abstract of Title to 12 1/2 acres of land	20.00
June 10 "	" Surveying Fees Jno R West surveying Estate land	10.00
		<u>113.08</u>

1874

Estate of J. P. Sanderson Deed

For
John R West

June 10th 1894
For two days surveying, \$10.00

paid

GILLESPIE & CULLUM,
REAL ESTATE AND FINANCIAL AGENTS
103 AUSTIN STREET,
WINDSOR HOTEL BLOCK.

Municipal Bond Department.

DALLAS, TEXAS.

Hon. J. J. Nash
Judge of the County Court
Dallas County-

Your petitioner C. B. Gillespie
Administrator of the Estate of J. B. Sandersan
deced would represent that the attached
bills hereto, aggregating \$113.⁰⁰ were for
expenses necessarily incurred in the manage-
ment, sale, and care of property belonging to
said Estate, and he asks that they be
allowed and ordered paid as such, out
of funds in his hands.

C. B. Gillespie
Admin? Est of J. B. Sandersan
Deced

No. 183 - AFFIDAVIT TO AN ACCOUNT

The State of Texas,
County of Tarrant

Before me, L. W. Hughes Clerk County Court, Notary

Publicly and for the County of Tarrant personally appeared
C. B. Gillespie Admin who, being by me

fully sworn, upon his oath says that the account hereto attached is, within his
knowledge, just and true, that it is due, and that all just and lawful offsets, pay-
ments and credits known to affiant, have been allowed.

In Testimony Whereof, I hereunto set my hand and seal, this

11 day of July 1890
L. W. Hughes Co. Clerk
Notary Public Tarrant County
By A. B. ... Deputy

FILED BY UNITED STATES

Bills Pd # 31
Est. J.P. Sanders on
Sec'd
To Administrators Expense

Bills Pd

FILED

JUL 11 1896

Chas. M. Austin
Clerk

#11305 on the within
claims allowed
to be paid in due
course of Admin-
istration.

July 27th 1896 J. F. Ash
L-593 Co Judge

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

The following Claims against the Estate of J.P. Sanderson dec'd have been allowed by the Administrator and approved by the Court;

all of which remain unpaid -
 Unsecured Claims in favor of

Moore Bros	14.90
Laure Moore	28.
D.A. Kiser	144.50
F.N. Oliver	72.47
J.E. Moss	87.50
J.E. Moss	97.20
Addison & Bingham	51.40
Jay H. Mathis	7.40
S.W. American	12.00
W.W. Green	16.37
Gillette & Cyers	26.60
M. Baudin	17.00
A.E. Greer	50.-
Ed S. Lauderdale Jr	5.60
H.H. Rawenrip	58.00
J.M. Hays	20.00
J.H. Stewart Dist Clk	30.95
M.A. Burnett	11.15
J.P. Sanderson Jr	196.12
S.J. Sanderson	400.00
C.E. Perry Judgment	244.74
Dabcock & Foot Judgment	96.50
Schuster & Davis Judgment	1463.92
	<u>\$3150.32</u>

and in addition thereto the State
 County and City taxes for 1891, 1892 & 1893

Claims secured by Mortgages on Real Estate in favor of
 The Texas Law & Mortgage Co \$600.-
 The Texas Law & Mortgage Co 500.-

\$1100

Brot Forward	\$ 1100
The Security Mortgage & Trust Co	\$300-
The Western Mortgage & Investment Co	600-
Mrs Clara B. Allen	250-
The Security Mortgage & Trust Co	4600
The Security Mortgage & Trust Co	400-
T. S. Houts	600-
	<u>\$7400</u>

6600
 300
 6900
 250
7150
 1663

Order granted and Administrator
will sell the within lands at private
or public sale for cash or on time
or partly for cash & part on time as
he may think the interest of the East
requires except lots 16+17-18-19-20
21-23-28-30-31-32-34
26+27- in C. J. Smith's Tract
Ground subdivision of the city of Dallas
which shall be sold for cash
either at Public or private
sale - Nov 11 1893

J. F. Smith
Co. Judge

State of Texas
No 1660
County of Dallas

In County Court
of said County.
Sept. Term. A.D. 1895.

In re Estate of J. P. Sanderson dec'd.

Now comes on to be heard the application of Capus Gillespie and A. H. Field, for a partition of the land owned by them, in conjunction with the estate of J. P. Sanderson dec'd, and due and legal notice having been given the administrator of said J. P. Sanderson dec'd. of said application and all parties answering, that they were ready for trial herein and the court having heard the evidence and argument of counsel, is of opinion that the tracts of land mentioned and described in said application -
to-wit:

1st Tract: Beginning at the intersection of the north line of the H. J. Elliott survey with the West line of the Lucy Pelt 10 acre tract conveyed her by Jno. M. Brinkitt, deed recorded in Vol. 73 page 161 Records of Deeds of Dallas County Texas. thence S. 60° W about 194.8 feet with the north line of the Elliott survey, to the west line of the W. S. Beatty survey. Thence north 100 feet to the S. W. corner of J. M. O'Neal's said 15 acre tract of land. Thence N 65° E about 194.8 feet to the S. W. corner of said Merrill's 4 acre tract, thence with Merrill's south line to Lucy Pelt's said west line, to

Hence south about 100 feet along
Lucy Beck's said West line to the north
line of the W. J. Elliott survey, the
place of beginning, containing
7 acres, more or less.

2nd Tract Beginning on the north
line of the right of way of the
Gulf Colorado & Santa Fe Ry. Co. at the
intersection of said north line and
the west line of the W. J. Beatty survey.
Hence N. 62° E. along the said north line
of the said right of way about 1752
feet to the west line of the said

Merrill 4 acre tract. Hence north
with the west line of said Merrill 4
acre tract to the centre of the
channel of Cedar Creek. Hence west
ward with the meandering of Cedar
Creek to the west line of the W. J.
Beatty survey. Hence south with
the west line of the W. J. Beatty survey
to the place of beginning, containing
11½ acres, more or less.

3rd Tract: Beginning at a corner
of the J. S. Baker tract on the north-
west boundary line of the said
W. J. Elliott survey it being the
north west boundary line of the
Jno. M. Brackett ~~survey~~ tract of land
said corner in a deep ravine.

Hence S. 52° 05' 250 yards to a corner
in the branch from which an elm 8
inches bears north 15° 18 feet and a pecan
4 inches bears E. 9 feet and a spanish
oak 5 inches bears S. 67° 7' 19 feet.

Hence with the meanderings of the north prong of said branch in a southerly direction to a corner in said branch where it crossed the east boundary line of a tract belonging to K. H. Sutton. Hence with said line $N. 6\frac{1}{2}^{\circ} N. 131$ varas to the N.W. corner of the said Crockett tract, it being also a corner of K. H. Sutton's land in the N.W. boundary of the N. J. Elliott survey. Hence $N. 60^{\circ} E.$ with said line 847 varas to the place of beginning - is owned jointly by said petitioners and the estate of said Sanderson decd. and that said land should be partitioned between said Capers Gillespie, they owning jointly one fourth thereof and A. H. Field he owning one fourth thereof and the estate of J. P. Sanderson decd. it owning one half of said tract of land.

It is now ordered by the court, that a partition of said land be made, and J. P. Whitaker, N. H. Smith and W. A. Sneed be and they are hereby appointed, by this court commissioners any two of whom may act, to make said partition, and they are authorized if necessary to employ a competent surveyor to assist them in making said partition, and said commissioners are directed to lay off and allot to the petitioners one ^{at each end, one fourth to Gillespie, Capers and one fourth to A. H. Field} equal half of said land and to the estate of J. P. Sanderson decd. one equal

1/2 Partition Suit
In Probate Court
Dallas County, Tex.

Order of Court
appointing Com-
missioners and
directing partition
to be made.

In re Estate of
J. P. Saussemond

Entered,
1917

help of said
report then
the court.
leave, and that they
acts, hereunder to
J. P. Saussemond Co Judge

1 State of Texas }
2 County of Dallas }

3 Know all men by these presents,
4 that the Southwestern Manufacturing Company,
5 a Corporation, has this ^{day} bargained sold, conveyed,
6 and assigned, ~~and~~ by these presents hath bargained, sold,
7 conveyed and assign to C. B. Gistler, his heirs and
8 assigns, for a valuable consideration, all its right,
9 title and interest in and to a certain Judgement
10 rendered on the 26th day of August 1891, in case
11 # 6064 out of the Justice Court of Precinct
12 No. 1 of Dallas County Texas, in which the Southern
13 Distilling Company was plaintiff and one W. H.
14 Garrison was defendant. Said Judgement was
15 rendered on the 26th day of August 1891, duly abstracted
16 and recorded in Vol. 3, page 72, of the Judgement
17 Records of said Dallas County Texas, and was
18 sold, by virtue of an order of sale, issued
19 out of the 4th Judicial District in and for
20 Dallas County Texas on the 20th day of Decr 1894
21 by B. Blankenship Receiver of said Southern
22 Distilling Company, to the Southwestern Manu-
23 facturing Company, the present legal owner
24 and holder of the same. Said sale was
25 approved and confirmed by the last aforesaid
26 Court on the 20th day of January 1895.
27 In testimony whereof, the said Southwestern
28 Mfg. Co. has caused this instrument to be signed
29 by its President, and attested by its Corporate Seal
30 this the 12th day of December 1895

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The State of Massachusetts }
 County of Suffolk } Before me Henry J. Thayer
 a Notary Public in and
 for the County of Suffolk State of Massachusetts,
 on this day personally appeared C. A. Presbey
 President Southeastern Manufacturing Company
 known to me to be the person whose name is
 subscribed to the foregoing instrument and acknowledged
 to me that he executed the same for the purposes
 and considerations therein expressed, and as the
 act and deed of said Company -
 Given under my hand and official seal this
 Christmash day of Decr 1895

Henry J. Thayer
 Notary Public County of Suffolk Massachusetts

Commonwealth of Massachusetts.
 Suffolk, ss. Clerk's Office of
 SUPERIOR COURT.

I, Joseph A. Willard of Boston, in said County, duly
 elected, qualified and sworn as clerk of the Superior Court, for and within said County and Commonwealth, dwelling
 in Boston in said County, said Court being a Court of record with a seal which is hereto affixed, the records and
 seal of which Court I have the custody, do herein and hereby, in the performance of my duty as said Clerk, certify
 and attest that Henry J. Thayer before whom the annexed affidavit,
 proof or acknowledgment was taken and subscribed, is a Notary Public for and within
 said Commonwealth, duly appointed, commissioned, qualified, sworn and authorized
 by the laws of said Commonwealth to act as such; and also duly authorized by the
 laws of said Commonwealth to take affidavits and certify proofs of acknowledgments
 of deeds of conveyances for lands, tenements, hereditaments, lying and being in said
 Commonwealth; that he was at the time of taking the said proof or acknowledgment,
 hereto annexed, such Notary Public that due faith
 and credit are and ought to be given to his official acts; that I am well acquainted
 with his signature and handwriting, and I verily believe that the signature to the
 said affidavit, proof or acknowledgment is genuine, and further, that the annexed
 instrument is executed and acknowledged according to the laws of said Commonwealth.

Witness my hand and the seal of said Court, at Boston, in said County and
 Commonwealth, this twentieth day of December
 A. D. 1895

Joseph A. Willard
 Clerk.

Pd \$20 -

Southwestern Mfg Co

To } C B Giergie

Assignment of Judgment

Estate of J P Sanderson } Entered as of
1660 } November 11, 1893
} Dec'd

C. B. Gillespie Administrator

This day came on
to be heard and considered The Appli-
cation of C. B. Gillespie, Administrator of
the Estate of J. P. Sanderson Dec'd
made on the 6th day of Oct., 1893
for the sale of the premises described
in said estate to-wit:

< Here recites rec'd in application
filed June 9, 1893 >

And said application and the evi-
dence in favor of and against same
being heard and considered
by the Court; And it appearing to the
Court that due and legal notice of
said application has been given and
that a necessity exists for such sale
for the payment of debts due by said
estate, it is considered by the Court
and so ordered advised and decreed
that said application be and the
same is hereby granted, and that
said C. B. Gillespie Administrator be and
he is hereby ordered to sell the above
described property at public or private
sale for one-half cash and one-half
on credit of not exceeding twelve
months; and if such property be sold
at Public sale said sale shall be made
at the Court House door of Dallas
County on the first Tuesday in ~~the month of~~
April 1893 between the hours of 10 a.m.
and 4 p.m.; It is further ordered that
said C. B. Gillespie Administrator make due
report of said sale to this Court in
accordance with law (Court)

Estate of J. P. Sanderson } Entered as of
1660 } Occurred } Sept. 12, 1893,
C. B. Gillespie Adm'r. }

This day came on to be heard and considered the application of Clara B. Gaus, filed herein on August 1, 1893, for the sale of the herein after described real estate belonging to the estate of J. P. Sanderson Dec'd, Town-

< Here copy description of property from application
Filed Aug 1, 93 >

And it appearing to the Court that due and legal notice of said Application has ^{been} given, and that said C. B. Gillespie Administrator has waived the issuance and service upon him of personal citation And said application and the witness in support of and against same being heard and considered by the Court and it appearing to the Court that a necessity exists for the sale of said real estate for the payment of the claim of the said Clara B. Gaus - which claim is secured by a vendors lien on said property and which claim has been duly allowed by the Administrator of said estate and approved by the Court as a 2^d class claim against said estate, it is considered by the Court and so ordered, adjudged and decreed that said ~~application~~ ~~C. B. Gillespie~~ application be and the same is hereby granted and that said C. B. Gillespie, Administrator be and he is hereby ordered to see the above described real estate ~~at~~ at Public sale, at

the Court House door of Dallas County Texas on the first Tuesday in ~~the~~ ^{the month} ~~the~~ between the hours of 10 o'clock a.m. and 4 o'clock p.m., for cash, and that he the said Administrator, make due report of said sale to this Court in accordance with law x

and estate of at Public sale, at
 the Court House door of Dallas County
 Texas on the first Tuesday in ~~the~~
^{the month} ~~the~~ between the hours of 10 o'clock a.m.
 and 4 o'clock p.m., for cash, and that
 he the said Administrator, make due report
 of said sale to this Court in accordance
 with law x

Estate of J.P. Sanderson } Entered as of
 1660 Dec'd } September 16, 1893
 C.B. Gierspie Adm'g

This day came on to
 be heard and examined the additional
 inventory & appraisement of the estate
 of J.P. Sanderson Dec'd. And same
 being duly verified by affidavits as
 is required by law it is ordered by
 the court that said additional inventory
 be and the same is hereby approved
 and ordered of record x

155-409

Estate of J.P. Sanderson } Entered as of
 1660 Dec'd } September 16, 1893
 C.B. Gierspie Adm't.

This day came
 on to be examined the claim of
 P.S. Pofuts, against the estate of said
 J.P. Sanderson Dec'd, for the sum of
 Six Hundred Dollars with interest thereon
 from Feb. 14, 1892 at the rate of 10%
 per annum; and it appearing to the
 court that said claim has been duly
 allowed by the Administrator of said es-
 tate and has been filed & placed on the
 claim docket of this court in the manner
 and for the length of time required by
 law and that same is secured by
 a lien on real estate, It is ordered
 by the court that said claim be and
 the same is hereby approved and ordered
 paid in due course of administration
 on

155-409

No. 1660. In re Estate of :
 T. P. Sanderson, Deceased, :
 C. B. Gillespie, Adminis- :
 trator. :

On this, the 17th day of February, A. D. 1894, came regularly on to be heard the application of Mrs. M. A. Sanderson, widow of the decedent, T. P. Sanderson, for an allowance, and for the setting apart of the homestead; and the Court having heard the said application and the evidence adduced, and the argument of counsel, is of opinion that the allowance should be made to the said widow. It is therefore ordered, adjudged and decreed by the Court that an allowance of Five Hundred (\$500.) be and the same is hereby made to the said Mrs. M. A. Sanderson in lieu of certain specific articles of exempt personal property not found among the effects of the said decedent, and C. B. Gillespie, the Administrator herein, is hereby ordered and directed to pay to the said Mrs. M. A. Sanderson for her own use and benefit the said sum of Five Hundred (\$500.) dollars, in accordance with the law.

It is hereby further ordered, adjudged and decreed, that an allowance of One Thousand (\$1,000.) Dollars be and the same is hereby made for the support of the said widow, Mrs. M. A. Sanderson, for the term of one year from the time of the death of the said decedent, and the said C. B. Gillespie, Administrator, is hereby ordered and directed to pay to the said Mrs. M. A. Sanderson, for her own use and benefit, and in accordance with law, the said further sum of One Thousand (\$1,000.), less however the sum of Four Hundred and Six and Forty-hundredths (\$406.40) Dollars, heretofore paid by the said Administrator to the said Mrs. M. A. Sanderson, for which said sum of Four Hundred and Six and Forty-hundredths (\$406.40) the said C. B. Gillespie, Administrator, is entitled to credit upon the aforesaid allowance of One Thousand (\$1,000.), and this shall operate as a full receipt to him the said C. B. Gillespie for the said sum of Four Hundred and Six and Forty-hundredths (\$406.40).

It is further ordered, adjudged and decreed that Lots Numbers 9 and

March

of the City of Dallas, Texas

of the County of Dallas, Texas

of the State of Texas

10 in block 84-A in the Town of Oak Cliff, according to the map or plot thereof and situated in Dallas County, Texas, he and the same are hereby, together with all improvements thereupon and appurtenances thereto, set apart for the use and benefit of the said Mrs. M. A. Sanderson, the same being and are hereby adjudged to be the homestead of the said decedent T. P. Sanderson, at the time of his death.

It is further ordered, adjudged and decreed that Lot 8 in said Block 84-A is no part of the said homestead of the said T. P. Sanderson, and that the same is subject to administration, and is and constitutes asset of the said estate.

10850-1-25-01

[Handwritten signatures and notes]

No 1660 #38/4

Est. S. Samuerson
Dear,
4th.
W. B. Gillespie Adams,

Deere

H-5-556

Recorded

FILMED BY DALLAS GENEALOGICAL SOCIETY - 1978

1 The State of Texas } In the Matter of the Estate of
2 County of Dallas } T. P. Sandersm Dec'd
3 } Co. B. Gillespie Adm'r.

4
5 Now comes C. F. Bolanz, of the firm of
6 Murphy & Bolanz holders of the attached note,
7 and agents for P. S. Pfont's the owner
8 thereof and makes affidavit that the
9 attached note dated Feb'y 14, 1889 made by
10 Clemencia S. Smith in favor of R. H. Jenkins
11 and by him endorsed, in the sum of
12 \$735⁰⁰ upon which is credited payments of
13 \$147⁰⁰ and \$30⁰⁰ ^{in interest} and on principal ~~\$735⁰⁰~~ is
14 a just claim against the Estate of the said
15 T. P. Sandersm Dec'd; that all legal
16 affords, payments and credits known to
17 affiant have been secured; and that
18 the payment of said note was assumed by
19 the said T. P. Sandersm Dec'd. Affiant further
20 states that he is cognizant of the facts
21 stipulated in this affidavit.

22 C. F. Bolanz

23
24 Subscribed and Sworn to before me
25 this the 23rd day of February, A.D. 1893
26 W. B. Thompson
27 Notary Public in & for
28 Dallas Co Texas
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7105
39/187
39/18
25/18

K 1660

claim of P. S. Pfoets
vs
Estate of V. P. Sanderson
Dec

Presented to me on 23rd
day of February 1893 and
Allowed

C. R. Gillespie Advers
Est of V. P. Sanderson
Dec

FILED

AUG 30 1893

L. H. HARRIS County Clerk
BY *[Signature]*

Examined & approved
as a 3rd Class Claim
& ordered paid in
due course of Ad-
ministrations Sept
16th 1893
J. H. Cook

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Dallas City
Business & Residence
Property.
Farm and Ranch
Lands in North and
West Texas.

GILLESPIE & CULLUM.

Real Estate and Financial Agents.

103 Austin St., Windsor Hotel Block.

Real Estate and
Collateral Loans.

County and
City Bonds
Bought and Sold.

ALL LETTERS OF INQUIRY PROMPTLY ANSWERED.

Dallas, Texas, Aug 25th 1894

Recd Aug 25 1894 from C. Gillespie
Adm'r Est of J. P. Sanderson sum the sum
of Two Thousand & Three & 9/100 Dollars
Net proceeds of sale of 14 Lots in
Mrs C. J. Smiths Addition, which amount
has been credited on the note held
by me agents said Estate
P. S. Spouts

2320
1090
541
20340
1110

In the County Court of Dallas County, State of Texas, at
Dallas.

In the matter of the administration of the Estate
of T.P. Sanderson Deceased.

State of Missouri)
County of Jackson) ss Now comes Paul Phillips and
being duly sworn says that he is the General Manager, Agent,
and Attorney in fact of The Western Mortgage and Investment
Company, limited, and has had the management and transaction
of the business out of which the claim herein stated of the
Western Mortgage and Investment Company, Limited, against
T.P. Sanderson originated and this affiant is cognizant of
the facts contained in this affidavit, and that the claim is
just and in amount \$716.63 with interest thereon from
~~July 22, 1892~~ ^{July 22, 1892} until paid at the rate of ten per cent per annum,

as shown by ~~the notes and mortgages hereto~~
attached marked exhibits "A" & "B" and made a part hereof,

And that all legal offsets, payments and credits known
to affiant have been allowed.

And said Phillips further states that said notes and mort-
gage are ~~copies of the originals~~ now owned by and in
the possession of the said Western Mortgage and Investment
Company, limited,

Witness my hand this 3rd day of September 1892.

Paul Phillips

Subscribed and sworn to before me this 3rd day of Sep-
tember 1892.

John S. Herwood
Notary Public in and for
Jackson County Missouri

SECURED BY FIRST DEED OF TRUST.

INTEREST PAYABLE SEMI-ANNUALLY.

650 00

Nº

REAL ESTATE DEED OF TRUST COUPON NOTE.

On the 22nd day of July, 1894, for value received I promise to pay to the order of THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, a Corporation organized under the laws of England, the principal sum of Six hundred & Fifty Dollars, at Bank of Flippin Adams & Solid Dallas Tex in gold coin of the United States, of the present standard of fineness if so required, with interest thereon after maturity, and until fully paid, at the rate of twelve per cent. per annum, payable semi-annually. Interest on this Note at the rate of 10 per cent. per annum is payable semi-annually, as evidenced by the certain Coupon Notes bearing even date herewith, and numbered from one to 10 inclusive. It is hereby specially agreed that if this note is placed in the hands of an attorney for collection or if collected by self, the maker hereby agrees to pay ten per cent. additional on the full amount due, as attorney's fee.

This Note secured by Deed of Trust duly recorded in
Dallas County, State of Texas.

J.P. Sanderson

650 00
 Dallas, Texas, July 22, 1889.
 On the 22nd day of July, A. D. 1894 for value received I promise to pay to the order of THE WESTERN MORTGAGE AND INVESTMENT CO. LIMITED, the sum of Twenty Two Dollars at Bank of Flippin Adams & Solid Dallas with Exchange on New York, being the interest due that day on my Note of even date herewith, for \$ 650. This Coupon bears interest from maturity at the rate of twelve per cent. per annum, payable semi-annually, and is secured by Deed of Trust of even date herewith, on Real Estate, and property recorded.

J.P. Sanderson

650 00
 Dallas, Texas, July 22, 1889.
 On the 22nd day of July, A. D. 1894 for value received I promise to pay to the order of THE WESTERN MORTGAGE AND INVESTMENT CO. LIMITED, the sum of Twenty Two Dollars at Bank of Flippin Adams & Solid Dallas with Exchange on New York, being the interest due that day on my Note of even date herewith, for \$ 650. This Coupon bears interest from maturity at the rate of twelve per cent. per annum, payable semi-annually, and is secured by Deed of Trust of even date herewith, on Real Estate, and property recorded.

J.P. Sanderson

650 00
 Dallas, Texas, July 22, 1889.
 On the 22nd day of July, A. D. 1893 for value received I promise to pay to the order of THE WESTERN MORTGAGE AND INVESTMENT CO. LIMITED, the sum of Twenty Two Dollars at Bank of Flippin Adams & Solid Dallas with Exchange on New York, being the interest due that day on my Note of even date herewith, for \$ 650. This Coupon bears interest from maturity at the rate of twelve per cent. per annum, payable semi-annually, and is secured by Deed of Trust of even date herewith, on Real Estate, and property recorded.

J.P. Sanderson

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 Dallas, Texas, July 22, 1889.
 On the 22nd day of July, A. D. 1893 for value received I promise to pay to the order of THE WESTERN MORTGAGE AND INVESTMENT CO. LIMITED, the sum of Twenty Two Dollars at Bank of Flippin Adams & Solid Dallas with Exchange on New York, being the interest due that day on my Note of even date herewith, for \$ 650. This Coupon bears interest from maturity at the rate of twelve per cent. per annum, payable semi-annually, and is secured by Deed of Trust of even date herewith, on Real Estate, and property recorded.

J.P. Sanderson

650 00
 Dallas, Texas, July 22, 1889.
 On the 22nd day of July, A. D. 1892 for value received I promise to pay to the order of THE WESTERN MORTGAGE AND INVESTMENT CO. LIMITED, the sum of Twenty Two Dollars at Bank of Flippin Adams & Solid Dallas with Exchange on New York, being the interest due that day on my Note of even date herewith, for \$ 650. This Coupon bears interest from maturity at the rate of twelve per cent. per annum, payable semi-annually, and is secured by Deed of Trust of even date herewith, on Real Estate, and property recorded.

J.P. Sanderson

650 00
 Dallas, Texas, July 22, 1889.
 On the 22nd day of July, A. D. 1892 for value received I promise to pay to the order of THE WESTERN MORTGAGE AND INVESTMENT CO. LIMITED, the sum of Twenty Two Dollars at Bank of Flippin Adams & Solid Dallas with Exchange on New York, being the interest due that day on my Note of even date herewith, for \$ 650. This Coupon bears interest from maturity at the rate of twelve per cent. per annum, payable semi-annually, and is secured by Deed of Trust of even date herewith, on Real Estate, and property recorded.

J.P. Sanderson

699

1625

Real Estate Deed of Trust Note.

J. P. Sanderson

Dallas
Dallas County
Texas.

Dated July 22nd 1889

Due July 22nd 1894

Interest 10% -

Payable semi-annually

PRINCIPAL AND INTEREST PAYABLE AT

Bank of Dallas
Adams & Lobel Dallas Tex

THE STATE OF TEXAS

For value received, The Western Mortgage and Investment Co., Limited, hereby assigns and transfers, without recourse, the within Note and Coupons attached, with all rights, title and interest in the Deed of Trust securing the same, to

Paul Phillips
The Western Mortgage & Investment Co.
Dallas, Texas

For value received, The
Assigns and transfers, with
power with all rights, title

Real Estate Deed of Trust Note

RECORDED BY _____ OF 1891

THE STATE OF TEXAS.

County of Dallas

Know all Men by these Presents:

That Mr. T. P. Sanderson + wife A. M. Sanderson

of Dallas in the County of Dallas
and State of Texas, for and in consideration of the sum of Five Dollars, to us in hand paid

by W. H. Clark of Dallas in the State of Texas, Trustee,
the receipt whereof is hereby acknowledged; and in further consideration of the Debt and Trust hereinafter mentioned, have

Grant, Bargained, Sold and Conveyed, and by these presents do Grant, Bargain, Sell and Convey unto the
said W. H. Clark Trustee, and to his Successor or Substitute in this Trust, and to his

and their Assigns forever, all and singular, the following described property, situated, lying and being in the County
of Dallas and State of Texas, viz: all that certain

lot, tract or parcel of land, known more fully
described as the West 1/2 of lot N. 1. in Block
N. 5. 816. as per Murphy - Boley's official map of
Dallas Texas, said lot being part of the W. 26.
Gaston Homestead.

To Have and to Hold the herein described premises, together with all and singular the rights and appurtenances thereto in anywise belonging, unto the said W. H. Clark, Trustee, to his Successor or Substitute in this Trust, and to his and their Assigns forever.

And we do hereby bind ourselves and Heirs, Executors and Administrators, to warrant and forever defend all and singular, the said premises, unto the said W. H. Clark, Trustee, to his Successor or Substitute, and to his and their Assigns forever, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

This Conveyance is intended, however, as a Trust for the better securing of 11 certain Promissory Notes, given by J. P. Sandersan the grantor herein, bearing even date herewith, payable in gold coin of the present standard of business, if so required by the holder, to the order of THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, at Bank of Piquette Avenue & Soliel Carter Bldg (with current rate of Exchange on New York, with interest thereon after maturity at the rate of twelve per cent. per annum, until fully paid, and which said Notes are substantially as follows:

One Principal Note for	<u>Six hundred & Fifty</u>	Dollars, payable	<u>July 22^d</u>	<u>1894</u>
One Principal Note for		Dollars, payable		<u>18</u>
One Principal Note for		Dollars, payable		<u>18</u>
One Principal Note for		Dollars, payable		<u>18</u>
One Interest Coupon Note for	<u>.32⁵⁰</u>	Dollars, payable	<u>Jan'y. 22^d</u>	<u>1890</u>
One Interest Coupon Note for	<u>.32⁵⁰</u>	Dollars, payable	<u>July 22^d</u>	<u>1890</u>
One Interest Coupon Note for	<u>.32⁵⁰</u>	Dollars, payable	<u>Jan'y. 22^d</u>	<u>1891</u>
One Interest Coupon Note for	<u>.32⁵⁰</u>	Dollars, payable	<u>July 22^d</u>	<u>1891</u>
One Interest Coupon Note for	<u>.32⁵⁰</u>	Dollars, payable	<u>Jan'y. 22^d</u>	<u>1892</u>
One Interest Coupon Note for	<u>.32⁵⁰</u>	Dollars, payable	<u>July 22^d</u>	<u>1892</u>
One Interest Coupon Note for	<u>.32⁵⁰</u>	Dollars, payable	<u>Jan'y. 22^d</u>	<u>1893</u>
One Interest Coupon Note for	<u>.32⁵⁰</u>	Dollars, payable	<u>July 22^d</u>	<u>1893</u>
One Interest Coupon Note for	<u>.32⁵⁰</u>	Dollars, payable	<u>Jan'y. 22^d</u>	<u>1894</u>
One Interest Coupon Note for	<u>.32⁵⁰</u>	Dollars, payable	<u>July 22^d</u>	<u>1894</u>

With a special agreement in making and delivery thereof: That if any one of the above mentioned Notes remain unpaid for ten days after maturity thereof, or should any breach be made of any of the covenants, or should any Tax be imposed on this Deed of Trust or on the Notes secured hereby, by or within the State of Texas, then, at the option of the said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, or of the holder of said Promissory Notes, the whole principal, with interest then accrued, shall at once become due and payable, and the holder may proceed to collect the same by Sale under this Deed of Trust or otherwise, as such holder may elect. And should such holder elect, or should it become necessary to foreclose this Deed of Trust by suit or proceedings in Court, then we agree to pay as Attorney's fees ten per cent. on the amount so collected.

And Whereas, For the better securing of said Notes, with all Interest due thereon, to the payee or endorsee or other holder thereof we the said Grantor herein, do hereby covenant with the said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, and its assigns, as follows: That the herein described property is not our homestead,

This deed is subject to the mortgage and investment of the said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, and its assigns, as follows:

That we will pay the said Notes and Interest thereon as the same become due and payable. That we have a good and perfect Title in fee simple to the said lands, and have the right to convey the same to the said W. H. Clark, Trustee. That we will execute, or procure to be executed, such further assurances upon the said land as may be requested from us by the holder of said Notes or by said Trustee. That the said land is free and clear of all Incumbrances. That we will maintain all Buildings and Improvements in their present condition, and will not do or suffer any waste of the premises. And that we will insure the Buildings on said lands to the amount of not less than Three hundred Dollars, in an Insurance Company to be selected by the said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, and will assign the policy or policies thereof unto the said Company or the legal holder of said Notes, with full power to demand, receive and collect all such Insurance money, and to apply the same to the payment of said Notes and Interest due thereon. And that we will pay all Taxes or Assessments levied by or within the State of Texas upon the said premises, and also (should the holder of said notes so desire) upon this Deed of Trust or the Notes thereby secured before the same become delinquent.

And it is Hereby Agreed between the parties hereto that the said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, or other holder of said Notes, may pay all Insurance, Taxes or Rates that may from time to time fall due and be unpaid in respect of the premises herein described, and this Deed of Trust or the Notes hereby secured, and charge such payments, with interest thereon at the rate of Twelve per centum per annum, on the said premises: and in case the said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, or other holder of said Notes, should fail to pay the same, then the said

condition, and will not be less than Three hundred dollars, and will assign the policy said leads to the amount of not less than Three hundred dollars, and will assign the policy Company to be selected by the said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, and will assign the policy or policies thereof unto the said Company or the legal holder of said Notes, with full power to demand, receive and collect all such Insurance money, and to apply the same to the payment of said Notes and Interest due thereon. And that we will pay all Taxes or Assessments levied by or within the State of Texas upon the said premises, and also (should the holder of said notes so desire) upon this Deed of Trust or the Notes thereby secured before the same become delinquent.

And it is Hereby Agreed between the parties hereto that the said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, or other holder of said Notes, may pay all Insurance, Taxes or Rates that may from time to time fall due and be unpaid in respect of the premises herein described, and this Deed of Trust or the Notes hereby secured, and charge such payments, with interest thereon at the rate of Twelve per centum per annum, on the said premises; and in case the said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, or any holder of said notes, satisfy any charge on the lands, or make any further advances for Insurance, Taxes or otherwise, to, or on account of, the Grantors herein, or be put to any expense in defending the Title to said premises, the amount paid in respect thereof shall be payable forthwith, with interest thereon at the rate of Twelve per centum per annum until paid, and said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, or any holder of said Notes, shall be entitled to all the Equities of the person to whom such moneys shall have been paid.

Now, Therefore, if the said Promissory Notes be well and truly paid, principal and interest, as the same become due and payable, according to the true tenor and effect thereof, and if the said covenants and agreements be faithfully kept and performed, then, and in that event only, this conveyance of said premises shall become null and void, and the property herein described shall become again wholly ours, and these presents shall be released in due form, at our cost, otherwise to continue in full force and effect.

But in case of any failure or default on our part to keep or perform any of the covenants or agreements herein contained, we, the said grantors do fully authorize and empower the said W. H. Clark Trustee hereunder, and his Successor or Substitute in this Trust, and it is hereby made his or their special duty, at the request of said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, or other holder of said Notes, at any time made after default, as aforesaid, to sell the above described property to the highest bidder for cash in hand, or on credit, at the Court House door in Dallas County, Texas, at public outcry, within lawful hours, after giving public notice of the time, place and terms of said public Sale, and of the property to be sold, either by publishing the same by three insertions in some newspaper published in said Dallas County, Texas, for twenty days, or by posting a notice at the Court House door in and for said County for twenty days prior to sale; said Trustee having the privilege to sell such property together, or in lots or parcels such as to him shall seem expedient, and after said sale as aforesaid to make, execute and deliver to the purchaser or purchasers thereof, in our name, good and sufficient Deed or Deeds in Law to the property so sold in fee simple, and receive the proceeds and apply the same in order as follows: First, to the payment of the proper expenses of advertising the Sale; second, to the payment of said Notes so in failure or default, together with all interest due thereon, and also the Taxes, Insurance and other advances as aforesaid, and interest; third, to the payment to said Trustee of five per cent, upon the whole amount due and unpaid as a fee for executing the provisions of this Trust; and lastly, to hold the remainder of the moneys, if any, subject to our order. The said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, or other holder under it, shall have equal rights with every person to be a purchaser at such sale, being the highest bidder; and such sale or conveyance shall forever be a personal bar against our Heirs or Assigns, and all other persons claiming under us or them or any of them.

And should the said W. H. Clark Trustee fail or refuse, or be disqualified from acting hereunder, the said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, or its assigns, shall have full power to appoint a substitute in writing, who shall have the same powers which are hereby delegated to the said W. H. Clark Trustee. And we the said grantors, do hereby absolutely ratify and confirm any and all acts that the said Trustee, or his Successor or Substitute, may lawfully do in the premises: Provided, that nothing herein shall authorize such a release of the lien of this Deed of Trust as shall affect the rights of the said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, or of its assigns, without the concurrence in writing of the said THE WESTERN MORTGAGE AND INVESTMENT COMPANY, LIMITED, or of its assigns in such release.

And it is further and lastly specially agreed by the parties hereto, that in any Deed or Deeds given by any Trustee hereunder, any and all statements of facts or other recitals therein made as to the non-payment of the money secured or as to the time, place, terms of sale, and property to be sold, having been duly published, or as to any other act or thing having been duly done by any Trustee, shall be taken by any and all Courts of law and equity as prima facie evidence that the said statements or recitals do state facts, and are without further question to be accepted.

Witness our hand this 22nd day of July A. D. 1889.
J. P. Sanderson

A. M. Sammons
Fred. Haysa
Dallas County, Texas,
Notary Public in and for J. P. Sanderson

on this day personally appeared J. P. Sanderson to be the person known to me whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and considerations therein expressed.

Given under my hand and seal of office, this 2nd day of August A. D. 1889.
Fred. Haysa
Notary Public Dallas Co. Tex.

FORM OF WIFE'S ACKNOWLEDGMENT.

THE STATE OF TEXAS,

County of Dallas

known to me
D. P. Sanderson
Notary Public

Frederic Kaya

County, Texas, on this day personally

wife of

known to me

to be the person whose name is subscribed to the foregoing Instrument. And having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said A. M. Sanderson, acknowledged such Instrument to me, Notary Public, and declared that she had

Given under my hand and seal of office this second day of August, A. D. 1889

Frederic Kaya
Notary Public Dallas Co. Tex.

1623
No. 1623
65
Nallas
County, Texas.
Dated July 22nd 1889
Securing \$ 650⁰⁰

DEED OF TRUST

J. P. Sanderson
wife
A. M. Sanderson

TO
W. H. Black

TRUSTEE FOR

The Western Mortgage and Investment Company,
LIMITED.

Filed for Record this 7th day of August, A. D. 1889

at 11:44 o'clock
J. P. Scott Clerk.
D. P. Sanderson Deputy.

Recorded in Vol. 21 Page 400

V. H. Thomas, Printer, Kansas City, Mo.
Stephan Adams & Son
July 22 - Sept 7 81 - 895

THE STATE OF TEXAS,

County of Dallas

Page 393

This certifies that the foregoing Deed, with its certificate of authentication, was duly recorded by me on the 7th day of September, A. D. 1889

Witness my official seal and signature, at my office in Dallas, the day and year last above written.

J. P. Scott
Clerk
County of Dallas
Notary Public
Deputy

The within claims were presented
on 3rd day of Sept A-21-1892
This is 9th day of February A-21-1893
A. B. Garrison
Adm'r of J. P. Garrison

3

J. P. Garrison
deed

Proof of claim by The
Western Mortgage
Investment Co.

due course of administration as
of the estate of J. P. Garrison
3rd class claim thru 20th day
of Feb 1893
A. B. Garrison

In County Court of
Dallas County Texas

No. _____
Est of J.P. Sanderson Deced.

To the Hon J. F. Nash
Judge of said Court.

Your petitioner
C. B. Gilmore Adm^r of said Estate
woud respectfully state that on the
12th day of Sept 10 1893 an order was
granted by the County Court of Dallas County
Texas which said order directed the
Administrator of said ^{Est of J.P. Sanderson} deced to
sell the following described property to-wit:

Beginning at a point on the E. line of Bower St., sometimes
called Akard St. one hundred and seventy four (174) feet N. of the
intersection of the N. line of Allen St. with said E. line of Bower
or Akard St.; Thence Northwardly with said East line of Bower or Akard
St. Fifty (50) feet; Thence Eastwardly and at right angles to Bower
or Akard St. one hundred (100) ft.; Thence Southwardly parallel with
Bower or Akard St. Fifty (50) ft.; Thence Westwardly at right angles
to said Bower or Akard St. one hundred feet to the place of beginning,
being a lot 50 x 100. in the City and County of Dallas
State of Texas

In compliance with said order, the
above described land was
advertised as required by law
and was sold at public outcry
at the Court House door of the City
of Dallas on the 1st Tuesday in
March 1894 and was bid off
to Mrs Clara ^{for \$1000 and fifty dollars} Gans, which
said bid was the highest and only
made for said property

(over)

RECORD ABSTRACT
Published by HARRISON & CO.
at DALLAS

Your petitioners now reports
said Sale for such action
as the Court may see proper
to take in the premises

C. B. Gillespie
Advers. Est. of J. P. Sanderson

Sworn to and subscribed before me
this April 5th 1894

L. H. Hughes Clerk
Wm. A. M. Milton Secy

Final Pt

Estate of J.P. Sanderson
and

Report of sale

FILED

SEP 6 1894
L. H. HUGHES,
County Clerk
By [Signature] Deputy

Sept 29th 1894

Report of sale as written
is hereby approved and
title ordered made to
purchaser upon con-
ference with terms
of sale.

[Signature]
No. 189
(Recorded)

72

The State of Texas, In the County
County of Dallas, State of Texas

County, Texas
Filing in matter
of Probate

In the matter of the Estate of
T. P. Sanderson Decd.

Application for partition
of land between said Estate,
and A. H. Field, and the firm
of Gillispie & Cooper (John P.
Gillispie and R. H. Cooper)

This cause coming on to
be heard upon the applica-
tion of A. H. Field, and
Gillispie & Cooper, to parti-
tion certain lands jointly
owned by said Estate of
T. P. Sanderson Decd and said
A. H. Field and Gillispie
& Cooper, it appearing herein
that said Estate owned one
undivided one half of said
land hereinafter described
and the other parties men-
tioned owning the other half
of same, that is to say said
Field owning one undivided
one fourth of said land and
said Gillispie & Cooper
owning the other undivided
one fourth; and it also appearing
that said Estate is duly rep-
resented herein by C. P. Gillispie,
the legally qualified representa-
tive of said Estate, who appeared

in behalf of same, and
 the other parties in interest
 being also present in court
 in that case, ~~and all of said~~ ^{except A. O.}
~~and all of said~~
 Field who appears by Atty;
 and all ^{of said} parties having agreed
 to said partition of said
 lands as proposed for in said
 application, and said parties
 having agreed hence that
 John F. Whitaker, W. O. J.
 Smith, and W. D. Smead be
 appointed by the court to
 partition said land as
 proposed for; the said agreed
 commissioners were duly
 appointed by the court to
 partition same, and ~~to~~
~~to wit~~ the and it further
 appearing by agreement
 between said A. O. Field
 and Phillipie & Co. that
 the one undivided one half
 of said land which was
 allotted to them should
 be also partitioned by
 said commissioners as the
 same then as their names
 appear in said application;
 and on to wit, the 25th day of
 October 1895; said commis-
 sioners so appointed

Partition suit
 between Estate of A. O. Field
 vs. Phillipie & Co.

Original Paper of Court

No. 1160

Estate of J.P. Sanderson dec'd

Iro County Court of
Dallas County Texas
Nov. Term 1894

Learn of the Court being first had petitioner
avoids his application of October 6th
1893 so same shall read as follows:
To the Hon J. F. Nash Judge of the County Court:
Your petitioner Ch. Gillespie represents to the
Court that he resides in Dallas County Texas
that he is the Administrator of the Estate
of J.P. Sanderson dec'd, and that said
Estate is possessed of the following
described real estate: A tract of land
situated in Dallas County Texas, about
three miles south of the City of Dallas,
and containing of 151 acres more or
less, a part of the W.S. Beasley and
W. J. Gillett surveys, and more particularly
described in a certain deed from
J. N. Brantley to J. P. Sanderson, of record
in Book 170 pages 402-3-4 of the records
of Deeds of Dallas County Texas -
That there is a mortgage against said
tract of land, in favor of the Security
Mortgage and Trust Company for the principal
sum of \$4600.⁰⁰, & together with accrued
interest and Attorneys fees aggregating
approximately \$6000.⁰⁰ besides State and County
Taxes unpaid on same for past three
years. Petitioner would further represent
that there are no other resources
from and by which said indebtedness
can be discharged, except by the sale
of said land, and he therefore asks

for an order directing and authorizing him
to sell said land in tracts of not less
than 5 acres at private sale for Cash, or
partly for Cash and part on time, the proceeds
thereof to be applied, first to the liquidation
of the indebtedness heretofore mentioned
until the same is fully discharged, and the
balance if any to the other debts due by the
Estate, and if said land, or any part
of it, be not sold within 60 days of
the granting of this ~~order~~ application
then petitioner asks that he be directed
to sell said entire tract or any portion
remaining unsold at either public or
private sale for Cash or on time or
partly for Cash and part on time—
Petitioner would further represent that since
the granting of his application of October 6th
1893 directing him to sell the entire tract of
land herein mentioned he has made diligent
effort to find purchasers for same as a whole, ^{and has failed to complete sale,}
and he has reasonable grounds for believing
that the interests of said Estate can be
best subserved by selling the same in
smaller parcels or tracts, and therefore prays
for an order directing him as herein
mentioned.

C. B. Gillespie

Attorney at Law of J. P. Durson and

Sworn to and subscribed before me
on this the 8th day of December 1894,

L. H. Hughes Clerk Co. Clerk Dallas Co. Texas
By Jackson Deputy

The foregoing application is granted

Dec 15th 1894

J. F. Stash Co Judge 1978

Sept 17th 1895 The Clerk of this Court is hereby
ordered to enter the foregoing order nunc pro

Sworn to and subscribed before me
on this the 5th day of December 1896,
L. H. Hughes Clerk Co Clerk Dallas Co Texas,
By Adjackson Deputy

The foregoing application is granted

Dec 15th 1896

J. H. Nash Co Judge

Sept 17th 1895 The Clerk of this Court is hereby
ordered to enter the foregoing order in the pro-
ceedings - L. H. Hughes Clerk
J. H. Nash Co Judge

Record
per Minutes

1660
Estate of J. S. Davidson
Decd

FILED

DEC 8 1894

L. R. HUGHES, County Clk.
By W. Jackson

5/3854 387 - Pat.

(Recorded)

FILMED BY DALLAS GEOLOGICAL SOCIETY - 1978

REPORT OF SALE.

Estate of *J.P. Sanderson Deceased* IN COUNTY COURT,
C.R. Gillespie Adm'r DALLAS COUNTY, TEXAS.

To the Honorable County Judge of said County:

Now COMES *C.R. Gillespie Administrator* of said Estate,
 and respectfully shows that, in obedience to an order of said Court made on the 29th day of *September*
 A. D. 1896, he sold on the 8th day of *January* A. D. 1896 at private
Sale to *Max Hahn*

the property therein named, of the following description, to wit:

Situated in the ~~County~~ County of Dallas
 State of Texas and described as 397 1/2 x 415
 feet in the Elizabeth Robertson survey
 being a part of the East half of
 said survey, this known and designated as
 Lot No. 3 in Block D of Thos Fiske
 Subdivision of the East half of said survey
 known as Oak Cliff. Said lot number
 3 has a frontage of 415 feet on
 the North side of Walnut Street,
 said Walnut Street being 60 feet
 wide and extends North between
 said lines 397 1/2 feet from the
 Center of said Walnut Street.

The said property was sold
 for a consideration of Three Hundred
 and Fifty Dollars, of which \$150.⁰⁰
 is to be paid in Cash \$150.⁰⁰
 in one year and \$150.⁰⁰ in two
 years with 8 per cent interest
 per annum from date until paid.
 Said Sale is made for the purpose
 of satisfying and paying off the balance
 due on the homestead of Mrs Anna
 M. Sanderson Oak Cliff in obedience to
 an order of the Court heretofore
 made.

... was sold at a fair price.

Said Administrator therefore prays that said sale so made, as aforesaid, be approved and confirmed, and that he be authorized and directed to make title to the purchaser aforesaid.

C. B. Williams

Subscribed before me, this the 9th day of *July* A. D. 1906
W. H. Taylor Clerk of Court, Dallas Co., Texas
By *W. H. Taylor* Deputy

[A large sheet of lined paper is placed over the bottom half of the document, obscuring the text. The lines are horizontal and evenly spaced.]

#1660.

In Re Estate of
J. P. Sanderson
Deceased

Report of sale,

FILED

JAN 9 1931

L. H. BISHOP, County Clerk.

By W. Jackson
CLERK

Naku

Purchaser did
not comply with
terms of sale and
it fell through.
C. P. Williams
Attorney

State of Texas
In County Court of Dallas County

In Re
Estate of J. P. Sanderson Dec'd

In the Now J. H. Mack Judge of said

Court -

Your petitioner C. B. Gullett administrator
of the estate of J. P. Sanderson Dec'd would respectfully
fully represent that in order to pay off and
discharge the debts due by said estate, and
that being no personal property belonging to said
estate, it will be necessary to sell some of
the real estate, belonging to said estate, and
he here and now respectfully, asks for an
order of sale of the following described real
estate of the said Sandersons estate

Acres a lot of land containing $\frac{3}{4}$ of an
acre of land situated in the City and
County of Dallas - and lying and being in
Block No 747, East Dallas fronting 147 feet on
N. W. side of Coll. Alley, and extending back
240 feet

(This lot of land was valued by the ap-
praiser at \$2400⁰⁰)

On this tract of land, there is
an encumbrance due the Texas Land and
Mortgage Co. Limited of two notes, one of which is for \$600
dated 18th Sept 1888 and due Sept 18th 1890 &
extended to Sept 18th 1891 - balance due with interest
payment 18th Sept 1891 of \$6⁰⁰ this note has 10%
per annum and principal from Sept 18th 1891
and 10% Attorney fees on arrears of said amount
the other of said notes is for \$500⁰⁰ due the
said Texas Land & Mortgage Co Limited dated 18th
Sept 1888 and due Sept 18th 1889, and extended
to 18 Sept 1891 with interest at 10% per annum

front 18th Sept 1891 and 10% attorney's fees. The
The State, City
and County taxes on said lot of land for the
years 1891 & 1892 and unpaid)

Second - The second tract or lot of land
asked to be sold hereunder lies in the City
and County of Dallas State of Texas and is
known and described as Lots 7th & 10 and a part
of Lot 9th, Block 16-285 Brown Hermann and
Laws addition to the City of Dallas (This
lot of land is encumbered with the following
debts. It was taken by the Security Mortgage
and Trust Company of Dallas in the principal
sum of \$300⁰⁰ and Dec^r 1st 1892 with interest at
10% per annum from Dec^r 1st 1892, with following
coupons attached of unpaid interest - one coupon
of \$15⁰⁰ due 1st June 1892 - another for same
amount due 1st Dec^r 1892 both of which coupons
have interest from said dates at 12% per
annum and \$10⁰⁰ attorney's fee on principal
and unpaid coupons

The State and City & County
taxes and unpaid on this lot for the years
1891 & 1892)

The third mentioned lot asked to be sold
lies in the City and County of Dallas State
of Texas and is the West part of lot
5 - Block 5 - 816 of the subdivision of the
Eastern homestead in Exposition Ground, (This lot
has the following encumbrance - a note due
the Western Mortgage and Investment Company
for \$650⁰⁰ on which amount interest is due
from 22nd July 1891 at the rate of 10% per
annum and 10% attorney's fee.)

Very
Your Administrative member deposes that the title

done
Your administrator would represent that the total
encumbrances on the real estate, to wit, to
said estate as far as pertains for his, affirms
aggregate \$750 exclusive of interest and costs.
The insurance debt appraised by your
administrator amount to \$95; the funeral
expenses, doctor bills, and insurance on the
property is unpaid - as there are no assets
in your administrator hands with which to
pay same.

The lands asked to be sold, are
under Mortgage or debt of trust and are
bearing a high rate of interest and to be
the interest of the estate that these lands
should be sold at once to stop the interest
and any surplus, to be applied (if any) to
the other debts of the estate, according to
the priority given them by law - hence your
administrator would ask that deed and
legal notice by your of this application
and thereafter that an order of sale of
the said property be made upon such
terms as the law directs.

Wm. H. Roman
Attor. for Adm.

C. B. Gillispie administrator of the estate
of J. O. Sanderson, do say that the statements
contained in the foregoing application are
true.

C. B. Gillispie

Subscribed & sworn to before me by C. B. Gillispie
this 9th day of ^{June} 1923
L. N. Hughes Clerk Co. Court
By A. Jackson Deputy

No. 1660

Estate of T.P. Sanderson
Deceased

C.B. Gulupie Agent

Application for sale
of real estate

FILED June 9 1893

L. W. HUGHES, Clerk County Court.

By

C.B. Gulupie

DEATH

In favor of,
List of unsecured claims against the Estate of T.P. Sanderson deceased.
\$14.90

List of unsecured claims against the Estate of T.P.Sanderson deceased.

In favor of,	\$14.90 ✓
Moore Bros.-----	28.00 ✓
Laura Moore-----	144.50 ✓
Dr. A.P. Keever-----	18.00
The Lewis Pub. Co.-----	72.47 ✓
F.N. Oliver-----	87.50 ✓
S.E. Moss-----	97.20 ✓
S.E. Moss-----	51.40 ✓
Addison & Burgher-----	2.40 ✓
Jas. H. Mathis-----	12.00 ✓
S.W.S. Duncan-----	16.37 ✓
W.W. Green-----	26.60 ✓
Gillespie & Capers-----	17.00 ✓
M. Benedickt-----	50.00 ✓
R.E. Green-----	8.60 ✓
Ed S. Lauderdale J.P.-----	55.00 ✓
H.H. Rawlings-----	20.00 ✓
J.M. Hays-----	15.00
Wooten & Kimbrough-----	11.15
Ed S. Lauderdale J.P.-----	30.95 ✓
J.H. Stewart Dist. Clk.-----	11.15 ✓
M.A. Durrett-----	123.17
T.P. Sanderson Jr.-----	

And in addition the eto, The State, County and City taxes for 1891-92 & 93.

List of claims secured by Mortgage on Real Estate

in favor of,	\$ 600.00 ✓
The Tex. Land & Mortgage Co.-----	500.00 ✓
The Tex. Land & Mortgage Co.-----	

The Security Mortgage & Trust Co.	\$ 300.00 ✓
The Western Mortgage & Trust Co.	650.00 ✓
Mrs. Clara E Gano	250.00 ✓
The Security Mortgage & Trust Co.	4600.00 ✓
The Security Mortgage & Trust Co.	400.00 ✓
P.S. Pfouts	600.00 ✓

No 1660

3 No 1660
Est. of J. P. Sanderson
Decd

C. B. Villafra Admt.

Application for sale of
real Estate

<Recorded>

FILED June 9 1893
HUGHES Clerk County Court.

By A. Jackson REPORT

The within application
granted & Admt ordered
to sell the real Estate
described - one half
for cash and one half
on time not exceeding
12 months at Public
or private sale of the
report made to this
Court this Sept 8 1893
J. F. Nash
Clerk of Court
1893

The following items in the account
hereto attached were for expenses
of the last sickness of J. P. Sanders
Decd.

April 17 1892	Do Cash paid J. H. Keene for drugs	2.50
18	" " " " " Ed. C. Smith for Dr. Underwood	73.26
22	" " " " " for Family Bureau Lot	14.92
26	" " " " " J. H. Keene for drugs	25.00
Aug 25	" " " " " Bal. "	5.56
		<u>121.22</u>

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Est of J.P. Sanderson Sr Deceased,

To J.P. Sanderson Jr

To Money borrowed and expended in behalf of
said Estate as follows: ^{and as per bills}

1892	April 17	To Cash paid J.H. Keene Drug Acct	2.50
	18	" " " Ed. C. Smith & Bro. Undertaker	73.75
	23	" " " G. W. Owens Lumber for fencing	
		Burial Sat	14.92
	26	" " " Paid Dr. J.P. Keene ^{pt payment} Medical Services	20.00
	June 7	" " " Tex. Law & Mort. Co. Limited	
		Int on Loan	60.00
	July 7	" " " J.B. Coolidge for Hay	4.90
	Aug 23	" " " J.H. Keene bal on Drug Acct	5.55
	Sept 14	" " " Wooten & Kimbrough Atty's	10.00

196.12

The State of Texas	1 st Class claim	121.22
County of Dallas	4 th " " "	74.90

Before me, the undersigned
authority on this day personally appeared J.P.
Sanderson Jr, who being by me duly sworn,
upon his oath says that the account
hereto attached is within his knowledge, just
and true that it is due and that all just and
lawful offsets, payments & credits known to affiant
have been allowed.

J.P. Sanderson
Subscribed and sworn to, this the 10th day of
August 1893

M. J. Coover
Notary Public Dallas County Texas

The within claim was presented
to me on the 10th day of
August 1893 and is allowed
C. B. Gillespie Adm'r
Est of J. P. Sanderson Dec'd

of October 1893
Credit to J. P. Sanderson
to a first class claim
of \$121.27

FILED
AUG 11 1893
L. M. BISHOP, County Clerk,
DALLAS, TEXAS.

28

For value received I hereby transfer
and assign the within Account
to J. A. Crawford of West Dallas, Dallas
County Texas - This July 16th 1894
T. P. Sanderson

Rec'd July 17th 1896 of C. B. Gillespie
Adm'r of Estate of J. P. Sanderson
Dec'd the sum of One Hundred
& Twenty One & 27/100 (\$121.27) in
Settlement of within first class
Claim -

J. A. Crawford

State of Texas, : County Court of said County, sitting for
--:--Probate purposes, Civil Term.
County of Dallas. : A.D. 1893.

In matter of the estate of J.P. Sanderson, deceased.

To the Honorable J.F. Nash, Judge of the County Court of said
County, presiding.

Your petitioner Clara B. Gano, respectfully represents that
she is a creditor of the estate of J.P. Sanderson deceased; that
she holds a claim against the said estate, described as follows,
to-wit:-

\$250.00 Dallas, Texas, May, 9th., 1891.

One year after date I promise to pay to ^{Jno. T. Gano} for order Two-hundred
and fifty Dollars, with interest at the rate of 10% per annum from
date, at Dallas Texas, the same being in balance payment of one
lot 50x100ft., on Tower or Ackard St., in the City and County of
Dallas and the State of Texas, being the same lot this day deeded
to me by said Jno. T. Gano. Interest hereon is payable semi-an-
nually as it accrues, to secure the payment of which amount the
Vendor's Lien is retained upon the hereinbefore described property

If this note is not paid at maturity, and is collected by
suit or Attorney, further promise to pay 10% additional for Attor-
ney's fees.

(Signed) W.H. Sanderson,

(Signed) T.P. Sanderson.

(Endorsed ~~for value~~ received the within note is transferred
to Clara B. Gano, as part of her separate estate.

(Signed.) Jno. T. Gano.

That by the execution and delivery of the said promisory note
the said W.H. Sanderson, and T.P. Sanderson promised and agreed
and became liable and bound to pay to your petitioner the sum of
money in this note, specified according to the tenor and effect
thereof; that the said Jno. T. Gano for value by him received of

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of said Court, at Dallas, Texas, this 11th day of February, 1893.

Court of Probate : V. M. IRBY
--: Elmore Hubbard, CLERK
State of Texas : County Court of said County, Official Seal

your petitioner, before maturity, transferred the said promisory note, above described, to your petitioner as part of her separate estate, whereby the said W.R.Sanderson, T.P.Sanderson and Jno. T. Gano promised and agreed and became liable and bound to pay to your petitioner the said sum of money in said note, specified according to the tenor and effect thereof.

That said note was executed for part of the purchase money of that certain tract of land, lying and being situated in the City and County of Dallas and the State of Texas, and described as follows, to-wit:-

Beginning at a point on the E. line of Bower St., sometimes called Ackard St., one-hundred and seventy-four (174) ft., N. of the intersection of the N. line of Allen St., with said E. line of Bower or Ackard St. *Thence Northwardly with said East line of Bower or Ackard Street* fifty (50) ft.; Thence Eastwardly and at right angles to Bower or Ackard St., one-hundred (100)ft; Thence Southwardly parallel with Bower or Ackard St., fifty (50)ft;

Thence Westwardly at right angles to said Bower or Ackard St one-hundred (100) ft., to the place of beginning. Being a lot 50X100.

Your petitioner further shows that she presented said claim duly *authenticated* to the Administrator of said estate for allowance, and the same was duly allowed by him on the 11th., Day of Feb., 1893; that your Honor approved said claim as a third class claim, on the 22nd., day of April, 1893, that the said claim is now on file with the County Clerk of Dallas County, Texas, among the other papers of said estate; that said claim is now due, and owing your petitioner from said estate; that said claim has been placed in the hands of Attorney's for collection.

Wherefore the premises considered, petitioner asks that the Administrator of said estate, C.B.Gillespie, be cited to appear and answer this application, and that the Clerk issue the general ci-

of the estate of the deceased and the same to be sold
and that your Honor make an order, ordering said Administrator to
sell said hereinbefore described real-estate for the payment and
satisfaction of the indebtedness due your petitioner, including
said Attorney's fees and costs, etc.

tation to all persons interested in said estate as provided by Law
and that your Honor make an order, ordering said Administrator to
sell said hereinbefore described real-estate for the payment and
satisfaction of the indebtedness due your petitioner, including
said Attorney's fees and costs, etc.

Gaus Gaus & Gaus
Att. for petitioner

No. 1660

In matter of the estate
of J. P. Sanderson died

Application for the
Sale of Real Estate

Noting of Application of Aug 1-98.
Citation issued

FILED

AUG 1 1898

L. R. HUGHES, County Clerk
By W. A. Saunders
DEPUTY

Application granted
& the within described
Real Est. ordered
sold at Public
Sale for cash
& deed report made
to this Court
Sept 12th 1898
by J. P. Sanderson
Credited

Petition Record
Account Book
page 115-116

20 80 11
18 00 06
22 05 12

Tuesday June, 13, 1893.

Schneider and Davis, et al.
No. 8872. vs.
T.P. Sanderson, Jr. claimant.

This entry is made as of June, 5,
1893.

This day came on this cause to be heard, then came the plaintiffs and came also the defendant-claimant T.P. Sanderson, Jr., and also C.B. Gillespie, administrator of T.P. Sanderson, Sr., deceased, who has heretofore been made a party hereto and all the parties announced ready for trial, and under the direction of the Court the issues between the said parties, are now tendered and joined, and thereupon came a jury of good and lawful men, to-wit :- Thos. A. Bell, and eight others, and the regular pannel of jurors having been exhausted after the selection of the said Nine Jurors, and all parties both Plaintiff and Defendant-claimant having agreed in open court that the cause be submitted to the said Jury of nine, the same as if composed of twelve men, and the said Jury of nine men being duly empaneled and sworn, and having heard the evidence, and argument of counsel, and having received the charge of the Court retired to consider of their verdict and then said jury returned into open court the following verdict, to-wit :-

Dallas, Texas, June, 5th, 1893.

"We, the jury find that the deed of trust is void, and the property levied upon in this cause is subject to Plaintiff's writ. And we further find, the value of said property to be Fifteen Hundred and eighty-nine and 75/100 (\$1589.75.) Dollars.

(Signed) T.A. Bell, Foreman.

Thos. F. Jones.
David Arnold.
Jno. F. Amonett.

R.F. Gary,
P.G. Moore.
H.C. Chandler.

Thomas Beggs.
W.H. Parish,

Which verdict being received by the Court, and it appearing to the Court from the evidence that Schneider and Davis and Babcock & Foot, were Plaintiffs in Attachment and that their respective Attachment, writs were levied upon the property herein claimed by the defen-

To wit: 13, 1893.

Schneider and Davis, et al vs. entry is made as of June, 5,
No. 8872. vs.

T.P. Sanderson, Jr. et al.

This day came the Court, then came the plain-
tiffs and came also the defendant, T.P. Sanderson, Jr., and
also C.B. Gillespie, administrator of the estate of T.P. Sanderson, Sr., deceased, who
has heretofore been made a party to this case and all the parties announced
ready for trial, and under the direction of the Court the issues bet-
ween the said parties, are considered and joined, and thereupon
came a jury of good and lawful men, to-wit :- Thos. A. Bell, and eight
others, and the regular pannel of jurors having been exhausted after
the selection of the said Nine jurors, and all parties both Plaintiff
and Defendant-claimant having agreed in open Court that the cause be
submitted to the said Jury of nine, as if composed of twelve
men, and the said Jury of nine men being duly empaneled and sworn,
and having heard the evidence and argument of counsel, and having re-
ceived the charge of the Court referred to considered of their verdict
and then said jury returned into open Court the following verdict, to-
wit :-

Dallas, Texas, June, 5th, 1893.

*We, the jury find that the deed of trust is void, and the
property levied upon in this case is subject to Plaintiff's writ.

And we further find, the value of said property to be Fifteen
Hundred and eighty-nine and 75/100 (\$1589.75.) Dollars.

(Signed) T.A. Bell, Foreman.

Thos. F. Jones.
David Arnold.
Jno. F. Amonett.

R.F. Gary.
F.G. Moore.
H.C. Chandler.

Thomas Beggs.
W.H. Parish.

Which verdict being received by the Court, and it appearing
to the Court from the evidence that Schneider and Davis and Babcock &
Foot, were Plaintiffs in Attachment and that their respective Attach-
ment, writs were levied upon the property herein claimed by the defen-

dant,-claimant for the respective sums of Nine Hundred,Thirty four and 13/100 (\$934.13/100) Dollars, for Schneider and Davis, and One Hundred ,Eighty Three and 25/100, (\$183.25/100) Dollars for Babcock and Foot, and that said attachments were levied upon said property in the order in which the parties herein above named, the Attachment of Babcock and Foot, being made subject to the levy of Attachment in Favor of Schneider & Davis.

And it appearing further to the Court, that said T.P.Sanderson, Jr. claimant, herein, obtained possession of said property on the 13th day of February, 1891, by making and delivering to the Sheriff of Dallas County, Texas, his affidavit and bond for the trial of right of property in the sum of \$3500.00, with T.P.Sanderson, Sr., J.A.McIntosh, and R.T.Sanderson, as sureties, on said bond,. But heretofore the death of T.P.Sanderson, Sr., One of such bondsmen having been suggested herein, whereupon C.B.Gillespie, as Administrator of said T.P.Sanderson, Sr., deceased having been made a party hereto, and he now being before the Court, as representative of said deceased bondsman.

Now, therefore it is considered by the Court that Plaintiffs, Schneider & Davis, a firm and co-partnership composed of J.E.Schneider and A.Davis, and Babcock & Foot, a firm and co-partnership composed of W.A.Babcock, & F.N.Foot, do have and recover of and from the defendant-claimant, T.P.Sanderson, Jr., and J.A.McIntosh, and R.T.Sanderson, the surviving sureties, and also from C.B.Gillespie, as administrator, of said deceased bondsman T.P.Sanderson, Sr., the sum of Thirteen Hundred, Fifty Two and 19/100, (\$1352.19) Dollars, being the Total amount of Plaintiff's debts secured by attachment liens on said property in controversy, said debts being, evidenced by judgments against C.A.Meith, with interest on same to this date and all costs of said suits, and the further

sum of One hundred Eleven and 73/100 (\$111.73) Dollars, as damages aggregating the sum of Fourteen Hundred Sixty three and 92/100 (\$1463.92/100) Dollars with interest thereon from this date till paid at the rate of six per cent (6 per cent) per annum, and all costs, in this behalf expended, for which Execution may issue, against said defendant -claimant, T.P.Sanderson, Jr., and his surviving bondsman J.A.McIntosh and R.T.Sanderson.

But is it further considered and so ordered that no Execution herein run against C.B.Gillespie as administrator,, but that this Judgement so far as same awards recovery against him be certified to the County Court, of Dallas County, Texas, when administration upon the Estate of T.P.Sanderson, Sr., deceased, is pending for *Judgment* in due Course of administration.

It is further considered that the interests of the respective Plaintiffs, herein and to this Judgement shall be in the order of the priority of their respective levies of attachments, and the amounts herein recovered in the order herein before named.

//////
The State of Texas,
County of Dallas.

I, J. H. STEWART, Clerk of the District Court in and for the County of Dallas, State of Texas, do hereby certify that the above and foregoing is a true and correct copy of the Decree, in the above styled and numbered cause, as the same appears on Record in Vol. 3. Page 's 564, 565, -566-567 & 568, Minutes of the District Court of the 14th Judicial District of Texas.

Witness my hand and Official seal, at office in Dallas this the 13th, day of July, A. D. 1893.

J. H. STEWART, Clerk of said Court,

By *R.M. Boggs* Deputy.

Claim against the
Estate of J. H. Sanderson
deceased.

FILED

JUL 18 1993

L. H. HUGHES, County Clerk

By *Lojaen*
Deputy



Y - 1978

REPORT OF SALE.

Estate of J.P. Anderson ~~Admin~~ IN COUNTY COURT,
C.R. Gillespie ~~Admin~~ DALLAS COUNTY, TEXAS.

To the Honorable County Judge of said County:

Now Comes C.R. Gillespie, Administrator of said Estate.

and respectfully shows that, in obedience to an order of said Court made on the 8th day of September

A.D. 1903 he sold on the 19th day of September A.D. 1905

in separate parcels or tracts, to Mrs. Rodgers, and
The Security Mortgage & Trust Co the property therein named, of the following description, to wit:

Lots No. 10 of Block No. 16 Bauer & Lemmon
Oaklawn ^{and North Bauer} Addition beginning at a
stake the South corner of Block 16 at the intersection
of N. 15th ~~line~~ line of Cole Ave with N.E. line of
Seward Street. Thence N.E. with the line of
Cole Ave, 75 feet. Thence N.W. parallel with
Seward St 100 feet to an alley. Thence S.W. with
the line of said Alley 75 feet to a stake in the
N.E. line of Seward St. Thence S.E. with Seward
St to the ^{place of beginning} place of beginning. Said lot was
sold to Mrs. Rodgers for \$500.00 Cash.

Also ^{Part of} Lot No. 9 of Block No. 16 Bauer
& Lemmon Oaklawn ^{and North Bauer} Addition to the City of Dallas
beginning at a point 75 feet N.E. from the
intersection of the N.E. line of Seward St with
the N.W. line of Cole Ave. Thence N.E. with
the N.E. line of Cole Ave 75 feet a stake
thence N.W. parallel with Seward St 100 feet
to an alley. Thence S.W. with the line
of said Alley 75 feet to stake. Thence S.E.
parallel with Seward St 100 feet to the
place of beginning ^{being a lot 75x100 feet}. Said last named
lot was sold to the Security Mortgage
& Trust Company for \$500.00 Cash.
The foregoing property was sold to pay off a
mortgage described in the Application for an
order of sale for same.

That said property was sold at a fair price.

Said *Charles Adams* therefore prays that said sale so made, as aforesaid, be approved and confirmed, and that he be authorized and directed to make title to the purchaser aforesaid.

Sworn to and Subscribed before me, this the *19* day of *Sept*

C. B. Gillette
Adm. Cst. of *St. Mark's Church*
A. D. *1895*
L. H. Hughes Clerk
By *St. Mark's Church*

1660

In Re Estate of
J. O. Sandersm,
Dec'd

Ch. H. Henspie Adm'r

Report sale

FILED

SEP 19 1896

L. H. HENSPIE, County Clerk,

By J. H. Henspie
1896

Progrs

Received

8/11 - 19/8

No. 1660.

In re Estate of T.P. Sandersen, deceased. C.B. Gillespie, administrator. Pending in the Honorable County Court, Dallas County Texas.
To the Honorable Judge of said court:

Mrs M.A. Sandersen, widow of the decedent, T.P. Sandersen, respectfully represents unto your Honor that as yet she has been made no allowance as such widow as provided by statute; nor has her homestead been set aside unto her; nor has she been awarded any thing in lieu of exempt personal property which was not among the effects of the decedent. She respectfully represents that her homestead consists of lots 8, 9 and 10 in block 84-A., in the town of Oak Cliff, according to the map or plat thereof. That such was the homestead at the time of the death of the said decedent, and she respectfully prays that the same be now set aside to her and exempted from administration herein. She further represents that none of the following specific articles, to-wit; cows and calves, horses, wagen, oxen, gun, hogs and sheep, were among the effects of the said decedent; and that it would require at least Five Hundred (\$500) Dollars to purchase the same for her, and to which she is entitled; and she respectfully prays your Honor to grant her an allowance in lieu of said specific articles in the sum of Five Hundred (\$500) Dollars. Petitioner further represents that she is without any separate property, and without any means of support, and that it required at least One Thousand (\$1000) Dollars for her maintenance during the first year after the death of her said husband, and she respectfully asks your Honor to grant her an allowance therefor in the sum of One Thousand (\$1000) Dollars; all of which is respectfully submitted.

Bary Sturidge
Attorneys for Petitioner.

#166
In re Estate T.P. Sanderson,
Deceased
Application of Wides for Al-
lowance, etc.

FILED *Jan 25 1944*
Clerk of Court
[Signature]

71
Feb. 17 1944
1000.00
578
9310

[Signature]

GENEALOGICAL SOCIETY - 1978

tember 18th, 1889, and again renewed for one year from September 18th, 1890. The second of said notes was also renewed for one year from September 18th, 1890.

That by reason of the making and deliver to your petitioner of aforesaid notes the said T.P. Sanderson, deceased, and A.M. Sanderson, his wife, became liable and promised to pay petitioner the sums therein specified, according to their terms and tenor.

The above described notes are secured by a deed of trust of even date with said notes, to C.W. Wellesley, trustee, made by the said T.P. Sanderson, deceased, and wife A.M. Sanderson, on the following described property, to-wit:- In the City and County of Dallas, Texas, and being a part of the W.H. Gaston homestead in the Grigsby league, beginning at the South corner of a lot or block of land previously deeded by W.H. Gaston and wife to Woodson, and 40 feet N.45 W. from the W. corner of a tract deeded by said Gaston and wife to W.M.C. Hill and Chas. P. Holanz; thence N.45 W. 240 feet to the center of the channel of Mill Creek; thence down said Creek or Branch with its meanderings to a point S.45 W. from the beginning point, a stake in the center of the channel of said branch or creek; thence N.45 E. with the N.E. line of a street 40 feet wide, 147 feet to the place of beginning, containing 3-4 of an acre of land, and being the same property deeded to the said T.P. Sanderson by W.J. Patterson and wife by general warranty deed dated 21st October, 1887, and recorded in Book 87, page 246 of Dallas County records, said land being situated in Block 747 of Murphy & Holanz Official Map of the City of Dallas, and fronting on Cobb street.

Which said deed of trust creates a first lien on the property therein described to secure the payment of the above described notes, which said deed is duly recorded in the Trust deed records of Dallas County, Texas, in Book 19 at page 558 at seq.

Your petitioner would further show that it presented its claim as above described, duly authenticated, to C.E. Gillespie, Esqr., the duly qualified administrator of the Estate of the said T.P. Sanderson, deceased, for allowance, and that the same was duly allowed by him in full, principal, interest and attorney's fees, on February 6th, 1893, and was approved by your Honor as a third class claim against said Estate on March 7th, 1893, all of which will more fully appear by the files of said cause in the office of the County Clerk.

That said claim is now due and owing your petitioner from said estate, and long since has been, and is wholly unsatisfied.

That the said Gillespie qualified as administrator of the estate of said T.P. Sanderson, deceased, on August 1st, 1892.

Wherefore, premises considered, your petitioner asks that the said administrator, C.E. Gillespie, be cited to appear and answer this application, and that the clerk of this court issue the general citation to all persons interest in said estate as provided by statute, and that your honor make an order directing and requiring said administrator to sell the property hereinbefore described for the payment and satisfaction of the indebtedness due your petitioner as aforesaid, and as approved by your Honor, and for all costs, etc.

Chas. Tucker Tom
Attorneys for Petitioner.

6
No. 1000.

In the Matter of the
Estate of T.P. Anderson,
deceased, C.P. Gillespie
Administrator.

Application of The Texas
Land & Mortgage Company,
Limited, for the sale
of mortgaged real estate.

Filed Jan 2 1894

L. H. Hughes Clerk

By H. W. Hulston

Sale of the within de-
scribed Real Estate
is hereby ordered to be
made either at Public
or private sale for
cash or on time as the
interest of the Estate
may require Jan 1894

H. W. Hulston
Jan. 6th 1894 (Record)

BRYAN T. BARRY,
F. M. ETHERIDGE.

LAW OFFICES
BARRY & ETHERIDGE.

Garren Building,
DALLAS, TEXAS.

October 27th, 1894

Mr. C. E. Gillis.

Dallas, Texas.

Dear Sir:

I have canvassed the eight lot question with Judge Fields and we are both of the opinion that there is no remedy left my client except to sue in trespass to try title. If I could go and have my claim probated so as to enable you to get your fees and costs out of it I would gladly do so, but my claim would now be made 5th class without any lien, and if I were to go into the County Court, and of course that would be an absolute loss. I regret very much that I have been compelled to bring suit in trespass to try title, but it is the only course left, and as to whether that will do remain to be seen.

Of course you understand the suit is one of a friendly nature to which we are driven by circumstances.

Yours very truly,

F. M. Etheridge

a true copy of this

HEREIN FOR NOT, but have you then and there this writ, showing how you have executed the same.

WITNESS, J. H. STEWART, Clerk of the District Court of Dallas County.

Given under my hand and seal of office, at Dallas, this
day of Oct 27th 1894

J. H. STEWART,
Clerk, District Court, Dallas Co.

By *H. Laughlin* Deputy

The State of Texas,

To the Sheriff or any Constable of Dallas County--GREETING:

YOU ARE HEREBY COMMANDED to summon *C. B. Giespie, Mrs. Anna M. Sanderson, J. P. Sanderson, S. J. Sanderson and Robert Sanderson*

to appear before the District Court of the 14th Judicial District of Texas, at the next regular term thereof, to be held at the Court House in the City of Dallas, on the Second Monday in *December* A. D. 189*6*, then and there to answer to the petition of *The Columbia Avenue Savings Fund Safe Deposit Title Trust Co.*

filed in said Court on the *27th* day of *October* 189*6*, against the said *C. B. Giespie, Mrs. Anna M. Sanderson, J. P. Sanderson, S. J. Sanderson and Robert Sanderson*

for suit; said suit being numbered *13502* the nature of which demand is as follows, to-wit:

Plff asks Judgment for title and possession of lot 708 Block 5 of the City of Oak Cliff Texas.

and you will deliver to the said *C. B. Giespie, Mrs. Anna M. Sanderson, J. P. Sanderson, S. J. Sanderson and Robert Sanderson*

a true copy of this Citation.

HERRIN PAID. NOT, but have you then and there this writ, showing how you have executed the same

WITNESS, J. H. STEWART, Clerk of the District Court of Dallas County

Given under my hand and seal of office, at Dallas, this *27th* day of *Oct* 189*6*

J. H. STEWART, Clerk, District Court, Dallas Co.

By *W. Langford* Deputy

Exhibit "A"

No. 13502

DISTRICT COURT.

*Colunel and Captains
Hunt and Depout
Holt & Hunt Co*

"CITATION.

*W. B. Giesche Adm'r
et al*

Issued this 27th day of Oct 1894

J. H. STEWART, Clerk.

By W. Langston Deputy.

Serving Copy.
Mileage.
Total.

FEES.

\$
\$
\$

By _____ Deputy. Sheriff _____ County _____

The within named defendant, this person, or their agent, shall return

CAME TO HAND on the _____ day of _____ 189____ by delivering to _____ 189____ and executed

SHERIFF'S RETURN.

No. 1860. In re of the Estate of
T. P. Sanderson, deceased. G. B.
Gillespie, Administrator.

IN THE COUNTY COURT OF DALLAS
COUNTY, TEXAS.

Now comes Mrs. M. A. Sanderson, widow of the decedent T. P. Sanderson, and shows unto your Honor that it has just come to her knowledge that in Block D-A, Town of Oak Cliff, County of Dallas, Texas, Lots Nos. 9 and 10, which were set aside to her as an homestead, on the 17th day of February 1894 and set aside to her as an homestead, are incumbered by a lien in the principal sum of \$400., together with accrued interest, attorneys fees, etc. She now asks that your Honor order the Administrator herein to pay off and discharge the aforesaid lien now existing upon the aforesaid homestead, by the sale of other properties of the estate, and that if this can not be done, then that said lots be not set aside to the petitioner, and that the order heretofore setting them aside be vacated, and that petitioner be made a suitable allowance in lieu of a homestead, and for general relief, etc.

Barry B. Kennedy
Attorney for Applicant.

No. 1660.

.....
In re Estate of T. P. Sanders,
deceased. C. P. Gillespie,
Administrator.
.....

IN THE COUNTY COURT OF DALLAS
COUNTY, TEXAS.
.....

FILED

FEB 13 1978

[Handwritten signature]

BILL OF COSTS.

C. E. Perry
 vs.
J. P. Sauderson
 PLAINTIFF'S ATTORNEY,
A. M. Thomason

No. 6852

Judgment Rendered *Dec 7* 189*2*
 vs. *Adm.* For *216.39*
 For Atty's Fees
 For Int. 10 per cent

TOTAL
 Judgment Entered in Book *L* Page *136*

SECURITIES FOR COST:

COUNTY CLERK'S FEES.

Issuing Writ	
Cop. Petition, with Cert. and Seal	10
Docketing Cause	
Docketing Motion	
Filing <i>14</i> Papers	70
Entering Appearance	10
Entering <i>1</i> Continuance	40
Orders and Judgments	50
Swearing Witnesses	
Issuing <i>1</i> Subpoena for <i>1</i> Witness	70
Taking Affidavit	
Taking Bond	
Swearing and Empanelling Jury	
Assessing Damages	50
Issuing Precept and Copy of Interrogatories	
Issuing Commission to take Deposition	
Cop. Inter. with Cert. and Seal	
Issuing <i>1</i> Scire Facias <i>to Adm.</i>	30
Entering Final Judgment	50
Taxing Costs and Cop. thereof	25
Issuing Execution	
Attachment	
Writ of Possession	
Injunction	
Garnishment	
Sequestration	
Entering Sheriff's Return and Execution	
Issuing Writ of Error	
Copy of Petition for Writ of Error	
Issuing Supersedeas	
Order of Sales Return	
Transcript to Court	
Certificate on Brief	
TOTAL CLERK'S FEES	<i>425</i>

SHERIFF'S FEES.

Executing <i>1</i> Writ and Cop. of Petition	150
Summoning <i>1</i> Witness <i>to Mileage</i>	270
Serving Notice to take Depositions	
Executing Scire Facias	
Writ of Attachment	
Writ of Sequestration	
Writ of Garnishment	
Writ of Possession	
Citation by Publication	
Jury Fees	
Taking Bond	
Levying Execution	
Returning Execution	
Insurance	
Taking Care of Property	
Making Inventory	
Commissions on Sale	
Appraising	
Advertising Property	
Mileage	
TOTAL SHERIFF'S FEES	<i>420</i>
Jury Fee	
Witness Fees	300
Fees of County Judge	
Attorney's Fee	
Notary's Fee	
Fees in Justice's <i>Lauderdale</i> Court	1690
Printer's Fee	
TOTAL FEES	<i>2855</i>

THE STATE OF TEXAS,
 COUNTY OF DALLAS

I, L. H. HUGHES, Clerk of the County Court of said County, hereby certify that the above is a true and correct statement of the costs due in the above entitled cause, up to date.

WITNESS my hand and official seal of office in the City of Dallas, this the *27th* day of *Feb* 189*3*

L. H. HUGHES, CLERK.
 By *A. S. Jackson* Deputy.

No. 685

BILL OF
COUNTY
DALLAS COUNTY

C. E. Perry

J. P. O.

Judgment	
For Jury Tax	
" Clerk's Costs	
" Sheriff's Costs	
" County Judge	
" Costs in Jail	
" Witness Fee	
" Notary Fee	
Total	

Issued 27
By A. G.

The State of Texas
County of Dallas } Be it remembered
that on this Monday, the 28th day of
November A.D. 1892 (it being the fourth
Monday in said month) There was be-
fore and holden at the Court House
thereof in the City of Dallas a reg-
ular term of the Honorable County
Court of Dallas County, State of
Texas. Present

Honorable T. F. Nash, County Judge
John C. Gillespie, County Attorney
Ben B. Cabell, Sheriff and
L. S. Hughes, County Clerk

When the following order among
others was made and entered
of record, to wit:

Monday December 12th 1892.

C. E. Perry vs. 6852 } This day this cause
T. C. Sanderson Plaintiff by his attor-
ney and announced ready for tri-
al, and in appearing to the Court
that since the institution of this
suit the defendant T. C. Sanderson
has departed this life and that
B. B. Gillespie has been appointed
and is the duly qualified Admin-
istrator of the Estate of said
defendant, T. C. Sanderson deceased

LEGHORN ABSTRACT
FROM GEO. D. HANNA & CO
ST. LOUIS

and it further appearing to the Court
that said C. B. Gillespie Administrator
has been duly served with process
and made a party to this suit, and
said Administrator having filed his
answer herein now could not and
say nothing why this cause should
not proceed to trial, and the Court
having heard the evidence adduc-
ed by the Plaintiff and the argu-
ment of Counsel is of opinion
that the Plaintiff is entitled to
recover of the Defendants in the
sum of Two Thousand and Sixteen
and ³⁰/₁₀₀ Dollars, that being the
amount - principal interest and
attorneys fees - now due upon the
note herein sued upon.
It is therefore ordered by the Court
that the said Plaintiff C. B. Curry do
have and recover of said C. B. Gilles-
pie Administrator of the Estate
of said T. C. Sanderson deceased,
the said sum of Two Thousand and
sixteen and ³⁰/₁₀₀ Dollars with in-
terest thereon from date of this judg-
ment at the rate of the per cent
per annum together with all
costs in this behalf expended and
that this judgment be paid in due
course of administration of said
estate as a fourth class claim
against said.

THE STATE OF TEXAS, }
County of Dallas.

I, H. HUGHES, Clerk of the
County Court of Dallas County, Texas, certify that the fore-

going is a true copy of a Judgment rendered in the County Court in
favor of C. B. Curry and against C. B. Gillespie, Administrator of the Estate of T. C. Sanderson deceased,
as the same appears of record in Book No. 2, pages 126 & 127.

Civil & Criminal Minister of Dallas County, County Court.

Witness my hand and seal of Office this 27th day of February

that this judgment is full and complete
course of administration of said
estate as a fourth class claim
against same.

THE STATE OF TEXAS, } I. L. H. HUGHES, Clerk of the
County of Dallas. }
County Court of Dallas County Texas, certify that the fore-

going is a true copy of a judgment entered in the Court in
case of C. E. Prewitt and against C. E. Hughes, Clerk of said Court, and
as the same appears of record in Book No. 2, pages 124 & 125,
Civil & Criminal Minutes of Dallas County, County Court.

Witness my hand and seal of Office this 27 day of February
1893. I. H. HUGHES, County Clerk,
By U. D. Jackson, Deputy.

LEGHORN ABSTRACT
FRANKLIN D. HARRARD & CO.
ST. LOUIS

C. E. Perry

Estate J. P. Daubertson
Dead

C. B. Gillespie, Adm'r,

Judgt \$216.39 + int

costs 28.35

\$244.74

FILED

FEB 27 1898

L. H. HUGHES, County Clk.

BY *C. E. Perry*
Deputy

Approved and order filed in
due course of administration

4 class d'm 20

17 May 1898

C. E. Perry
County Judge

State of Texas
In County Court of Dallas County

In Re Estate of
J. P. Sanderson Dec'd

In the Hon & G. B. Bower
Judge of said Court - in matter of Probate
Estate.

Your petitioner Ann M. Sanderson -
who resides in the County of Dallas State
of Texas would respectfully represent that
she is the surviving widow of J. P. Sanderson
who died in this County and State
on the 16th day of March 1892 intestate,
that the said Sanderson lived in this
County up to the date of his death,
that said decedent owned, or held
in this County consisting of lands and
Home Lots in Oak Cliff and City of
Dallas of the probable value of Two
Thousand Dollars - that the estate of
said decedent is indebted to various
and sundry persons whose names and
the amount of the debts, they hold
are now unknown to your applicant -
that debts must be paid from a sale
of so much of the real estate belonging
to said decedent - and that it is a necessity
for administration of said estate, and
your applicant is not disqualified by
law, to act as administrator of said
estate, and is by law first entitled

1 to administer Success

2 The Successor Contendant
3 Your application would ask that estate
4 would begin and that she be appointed
5 administratrix of said estate & she will do
6 in duty bound ever pray etc.

7 Will Homan
8 Atty for Applicant

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In Re
Estate of
J. J. Sanderson
Dec

Application of Mrs. M.
Sanderson, Sumner's
widow to administer
said estate

Filed March 29, 1892
W. Scott Clerk
By J. F. Lewis

5/250-Pet -

State of Texas
In County Court of Dallas, Co.

In Re
Estate of J.P. Sanderson (Decedent)

To The Hon J.F. Nash Judge
of said Court.

Your petitioner C.B. Gillespie
Administrator of the Estate of J.P. Sanderson
would respectfully represent that
the interests and credit of said Estate
can be best subserved by selling
certain property hereinafter described
belonging to said Estate -

First tract: 151 acres more or less,
situated in Dallas County Texas, a part
of the W.J. Elliott and M.S. Perry surveys
about three miles south of the City
of Dallas, and more particularly described
in a certain deed from J.H. Brantley
to J.P. Sanderson of record in Book
170 page 402-3, 4 of the Records of Deeds
of Dallas County Texas.

The above tract
of [redacted] was erroneously inventoried by
your petitioner, the Administrator of said Estate,
as 175 7/10 acres, this being the amount
of land formerly owned by said J.P.
Sanderson for taxes, and it being the only
guide as to property owned by said
Estate.

The above tract of land is

ENGELHORN ABSTRACT
FROM SING. D. BARNARD & CO.
ST. LOUIS

under a mortgage in favor of the
Security Mortgage and Trust Company
of Dallas Texas for the principal
sum of \$4600⁰⁰ together with \$700⁰⁰
accrued interest and costs fees as per
claim duly approved and allowed by
Court. The annual rental accruing
from said land is less than \$200 per
annum and the accumulating interest
and taxes being considerably in excess
of this amount, the above mentioned
debt will be constantly augmented to the
injury of said Estate. Your petition
would further represent that said
indebtedness cannot be discharged
except by a sale of the hereinbefore
mentioned land and therefore asks
that an order be made granting
such sale.

2nd tract: An undivided one-half
interest in and to a 25 acre
tract of land a part of the N.S.
Beatty and W.J. Elliott Survey, in
Dallas County Texas about 3 miles south
of the City of Dallas and more particularly
described in a certain deed of record
in vol 162 page 115 of the records
of Deeds of Dallas County Texas.
This tract of land is not susceptible
of a fair division or partition
among the three several owners
and being unproductive, your petitioner
asks that an order be passed authorizing
a sale of this land that the proceeds
may be applied to the payment of
the unsecured debts against said

the unsecured debts against said

Estate of J.P. Sanderson Deceased

3rd Tract - Lots 16, 17, 18, 19, 20, 21, 30

31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, in Mrs

Clarence S. Smith's Fair Ground

Add^y as per map or plat of said addition of record in the office of the County Clerk of Dallas County Texas. These lots are

encumbered by mortgage or vendor lien amounting to \$1000⁰⁰ together

with 10% interest per annum from

Aug 14 1891, as per claim allowed

and duly approved by Court.

Your petitioner craves further

State that the State and County

taxes on each of the above named

tracts are unpaid for past three

years and for there and other reasons

herin set forth, your petitioner

respectfully asks that due and legal

notice be given of this application and

thereafter that an order of sale

of the said property be made upon

such terms as the law directs.

C.B. Gilispie

Adm^r of Est. of J.P. Sanderson

I, C.B. Gilispie, Adm^r of above mentioned Estate

declare that the statements contained in

the foregoing application are true & correct.

C.B. Gilispie

Sworn to and subscribed before me this

6th day of October 1893.

D. H. Hughes Clerk of Court

By A. S. Jackson Deputy

LEGHORN CONTACT
Fountain
22 10018

No 1660

In Re Estate of
J.P. Sanderson, dec'd
Administrators application
for order of sale
of real estate

FILED

OCT 6 1988

L. R. HUGHES, County Clerk
at Jackson

K-6-500

Recorded

Jan 4, 92

REPORT OF SALE.

Estate of *J. P. Anderson* Adm^r IN COUNTY COURT,
C. B. Gillespie Adm^r DALLAS COUNTY, TEXAS.

To the Honorable County Judge of said County:

Now Comes

C. B. Gillespie Administrator of said Estate.

and respectfully shows that, in obedience to an order of said Court made on the 29th day of September

A. D. 1924, he sold on the 29th day of April, A. D. 1925
at private sale to *Max Hahn*

the property therein named, of the following description, to wit:

Situated in the County of Dallas State
of Texas and described as 397 1/2 x 415 feet
in the Elizabeth Robertson survey being
a part of the East half of said survey
and known and designated as Lot No.
3 in Block A of Thos Fields subdivision
of the East half of said survey known
as Oak Cliff - Said lot, number 3,
has a frontage of 415 feet on the
North side of Walnut Street said
Walnut Street being 60 feet wide
and extends North between parallel
lines 397 1/2 feet from the Center
of said Walnut Street
The said property was sold for
a consideration of Two Hundred
Dollars Cash

The said property was sold at a fair price:

[Signature] therefore prays that said sale so made, as aforesaid, be approved and confirmed, and that he be authorized and directed to make title to the purchaser aforesaid.

Chas. L. ...
A. D. 1895

Given to and Subscribed before me, this the 23 day of April

L. H. Hughes Clerk of Court Dallas Co. Texas
J. Jackson Deputy

No 1660

Estate of J. P. Anderson

Deed

C. B. Willis, Adm'r

Report of Sale

Wabbe

FILED

APR 23 1895

L. B. HUNTER, County Clerk.

C. B. Willis

Purchaser did not
comply with terms of
sale & it fell
through -

C. B. Willis

The State of Texas } In the matter of
County of Dallas } The Estate of J. P. San-
derson Decd. C. B.
Gillespie & Sons

To The Hon. J. F. Nash - Judge of
the Court, County of Dallas Co. Texas
Now comes your petitioner, P. B. Poynt
and represents that he is a creditor of the
Estate of J. P. Sanderson Decd and that his
claim consists of a note in words & figures
as follows: - to wit:

Dallas Dallas County Texas

August 15th A.D. 1889 -

On the 14th day of August A.D. 1889 for value
received I promise to pay, R. H. Jenkins
or order Seven Hundred & thirty five (\$735⁰⁰)
Dollars - with 10% interest per annum from
the 14th day of August 1889 until paid and
10 per cent additional attorney fees if col-
lected by law. This note is payable at
Dallas, Dallas County, Texas and is for part-
of the consideration for one half as the vendor here
on two acres of land in Dallas County Texas,
being a part of the Sho Lagon 2^d Co. &
Survey, about 1/2 mile from the Dallas County
Court House, being a part of lot one Block
A allotted to Mrs. Lyman V. Killipworth (nee Lagon)
in the partition of Richard Lagon Estate done
two acres sold to me this day, by R. H. Jenkins -
as per deed of this date executed by the said
R. H. Jenkins to me this 14th day of August

LEGHORN ABSTRACT
FROM GEO. D. HARRARD & CO.
ST. LOUIS

A.D. 1889- And as additional security
on this note I have this day executed and
delivered to Am. Cochran Trustee a certain
Deed of Trust on the above described property
Signed Clemence S. Smith -

Said note is endorsed by the said R. H.
Jenkins =

That there appears on the back of said note
the following endorsement:
"Interest to date one hundred & forty seven
dollars paid this day and one hundred &
thirty-five dollars on account of principal,
leaving a balance of Six hundred dollars
one which is hereby extended to mature twelve
months from this date, the interest payable
semi-annually as it accrues -

This August 15th 1891. "Six months interest paid

to Feb 14-92 - \$30.00 This March 8th 1892 =

That afterward transfer on the 17th day of Aug
1892 the said Clemence S. Smith by her deed
of said date conveyed to the said J. P. Sander-
son, now deceased, the said above described
property, which is more particularly described
as lots ^{16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27} No. 22-28 in this C. S. Smith's Fair

Ground subdivision of the City of Dallas, in
Dallas County Texas =

That a part of the consideration of said deed
was the assumption of the payment of said
above described note by the said J. P. Sander-
son, which when he accepted said deed, he there-
by assumed =

That said note was given as a part of
the purchase money for said above described
lots - That the same was transferred and
endorsed by R. H. Jenkins to your petitioner
before matured - and for a valuable consideration:
That the said J. P. Sauerman assumed the payment of said note
that your petitioner is now the owner of said
note - that the note has been placed in the hands of an attorney for collection
for the credit - thereon shown, leaving a balance
now due of \$6000 - and the interest thereon and
10% on the full amount of said note and attorneys
fees - By reason of all of which the said
Jenkins and endorser and the said J. P. Sauerman
are now deceased, became liable and promised your
petitioner to pay, the sum of money in said
note specified according to the tenor and effect
thereof =

That your petitioner further says
that she presented said claim duly authentic-
ated to C. B. Gillespie, Esq. of said
estate and the same was by J. J. Adams, Esq.
allowed on the 23rd day of February 1893.
and that your honor approved said claim on
the 15th day of Sept 1893, ^{as a claim of the 3rd class} and said
claim is now on file among the papers of
said estate.

Wherefore the premises considered, your petitioner
prays that the Esq. of said estate C. B. Gillespie
be cited to appear and answer this application,
and that the clerk issue general citation to all
persons interested in said estate as provided
by law, and that your honor enter an order
ordering the said C. B. Gillespie Esq. to sell the

No 1660

Est of T. P. Sanderson
Deb

Application of P. S.
Routie for order to
sell mortgaged real
estate.

Filed Sept 16 1893
L. N. GILES, Clerk County Court.
By W. Jackson

near
Seven years ago I received property for the
deport and satisfaction of the indebtedness
for your petitioning husband, in lieu of all
your debts etc.
Thompson, Thompson
for petition

See 9/20/93
(Recorded)

#1800.

In Re Estate of T.P. Sanderson, Deceased,
C.B. Gillespie, Administrator.

In the County Court
of Dallas County, sit-
ting in Probate.

Now comes The Texas Land & Mortgage Company, Limited,
by its attorney, and moves the court to set aside and annul its
judgment of approval rendered herein on the 25th day of January,
1925, on the claim of the said Company against the estate of the
said decedent, T.P. Sanderson, said claim being the amount due on
two certain vendor lien notes for the sum of \$500 and \$600 re-
spectively, with interest etc., as will more fully appear by
reference to the originals on file in this court, for the reason
that by inadvertence and mistake the affidavit attached to said
claims premitted the 10% provided by said notes as attorney's
fee in case they were collected by suit or attorney, to which
attorney fee said Company is under the law entitled.

Wherefore said Company prays that the court set aside and
annul its judgment of approval as aforesaid and grant leave to
it to withdraw its said claim on file herein and amend the same
in accordance with this motion.

Alley
Attorney for said Company.

#1660.

In Re Estate of
J.P. Hankerson
Decd. Chas. Gillespie
Adminr.

Motion to set aside
judgment of approval
of claim and allow
its withdrawal.

FILED Feb 2 1978
L. H. HUGHES, Clark County Court
By A. Jackson DEPUTY

Motion granted
July 30, 1978
J. P. [unclear]
[unclear]
[unclear]

The State of Texas } In the County Court
County of Dallas } of Dallas County
September Term 1896

In the matter of the Estate of T.P. San
-choast, Decd. in the matter of

Application to partition land
we the undersigned commissioners
of partition appointed by the Court
to partition land jointly owned
by said estate and Gillispie &
Capers (a firm formerly composed
of John P. Gillispie and R. Capers)
and A. H. Field, said estate
owning one undivided one half
of said land, for partition
of which application was made
herein and the said Gillispie
& Capers owning one fourth of
same and said A. H. Field owning
one fourth of same, by leave to
state to the Court; that in com-
-pliance with the commission
and appointment we have gone
upon the land, after a carefully
examined same, and taking in
to consideration quantity and
value we respectfully submit the
following as an equitable and
fair division of said property
that there be set apart to said Estate
the two following tracts of land;
1st Tracts as follows;

Beginning at a corner of the T. C.
Coker Tract on the N.W. Corner

line of the W. J. Elliott Survey,
it being the N. W. Boundary line
of the John M. Crockett Tract of
land, said corner in a deep ravine
thence South $52^{\circ} + 5'$ with 250 rods to
of corner in the branch, from which
a ~~red~~ ^{blue} 8 inches box N. $15^{\circ} 15'$ feet
apart, a ~~red~~ ^{pecan} 4 inches box E. 9 feet
apart, a ~~red~~ ^{Spanish Oak} 5 inches box
South $67^{\circ} W.$ 19 feet; Thence with
the north prong of said branch
in a South westerly direction to a
corner in said branch where it
crosses the E. B. line of a tract
belonging to W. H. Sutton, Thence
with said line N. $67^{\circ} W.$ to a cor-
ner of a tract owned by the G.
C. & S. H. Ry Co., a large Red Post
standing in the road, Thence N.
 $60^{\circ} E.$ with the South line of said
Ry land, to the West line of the
Munnell 4 acre tract which is the
corner of said Ry land, and marked
by a Red Post, Thence with Munnell's
South line to the Lucy Polk 10 acre
tract; Thence South about 100 feet
along Lucy Polk's said West line
to the ~~North~~ ^{North} line of the W. J. Elliott
Survey; Thence with the Lucy Polk
South line in a N. Easterly direction
to the beginning, containing about
one and a half acres.

The second tract described as follows.

The second tract described as follows:
Beginning on the north line of the
Right of Way of the L, C. & S. Ry.
Co. at the intersection of said
north line and the west line of
the W. S. Beatty Survey; Thence
N. 62° E. along the north line of
said right of way to where said
line intersects the west line
of what is known as the Lancaster
Dirt Road; Thence with the west
line of said dirt road in a
northerly direction to the center
of the channel of Cedar Creek;
Thence up the center of the chan-
nel of said creek to the west line
of the W. S. Beatty Survey; Thence
south with said line to the
beginning.

To said Bishop & Capers and A.
H. Field the two following tracts:
1st Tract:

4-13140 Beginning at the south
corner of the W. S. Beatty Survey;
Thence N. 60° E. with the north
line of W. H. Sullivan's tract of land
to the Lancaster Dirt Road which
is the N.E. corner of Sullivan's tract.
Thence north with the west line
of said dirt road to the S.W.
corner of the L, C. & S. Ry. tract
of land which is also the S.E. cor-
ner of the Great 15 acre tract, and
marked by a large Red post;

Thence S. 66° West with Orval's South
line to the west line of the 1st S.
Beatty Survey. Thence South with
said Beatty's west line to beginning
containing 4 acres more or less.
2nd place as follows;
Beginning at the intersection of
the north line of the Right of
way of the S. C. & S. F. Ry. Co. with
the west line of the Merrill &
acre tract of land. Thence north
with the west line of said 4
acre tract to the center of the
channel of Beelan Creek a stake;
Thence up the ^{center of the} channel of said
creek to the East line of the
Lancaster Dirt Road. Thence in a
southerly direction with the East
line of said road, to the north
line of the right of way of
said S. C. & S. F. Ry. Co. a stake;
Thence north 62° East with the
said right of way to beginning
containing about eleven acres
more or less. Upon
that, ^{having} agreed by Billiepie
& Capers and A. H. Field
that, we should also partici-
pate in the one half allotted
to them as between said
parties, we have partitioned
their said land between
them as follows.

there are
we have allotted to said
A. H. Giel $\frac{1}{3}$ of the tract
of the tract of land East
of the Lancaster Dirt Road
and lying between the
half Colorado & Santa
Fe Rail Road and the
Cedar Creek, the line divi-
ding said tract to be run
North and South from
the said Rail Road, and
when laid off said $\frac{1}{3}$
is to front on the said
Lancaster Road, and when
said division line is
run due reference is to
be had as to quantity
of land in the whole
tract, and said Billings
& Chapin is to have the
other $\frac{2}{3}$ of said tract
which is the East $\frac{2}{3}$
lying between the said
Rail Road and the Creek.
The said Giel is to also
have the North $\frac{1}{2}$ of the
tract of land on the hill
West of the Lancaster Road
and lying between the Omeal
tract and the Sutton tract
and Billings & Chapin is to
to have the South half

of said tract; the line
dividing same is to be
run East and West, and
in running same, due
reference is to be had
as to quantity of land.
We further say that we
have served two days
in said work and pray
that our fees be allowed
as is proper and right
under the law. Having
made said partition
as required of us pray
to be discharged.

This 8th day of Oct 1895,

Jas. S. Whitaker (Commissioner)
W. H. Smith
W. P. Smead

Sworn to and subscribed before
me on this the 8th day of October
A. D. 1895.

L. H. Hughes Clerk Co., Court
Dallas County Texas
By A. Jackson Deputy

In Re Estate of
J.P. Sanderson

Decedent

Report of Commissioners
of Partition

October 8th 1885

BY A. Jackson

Report examined &
affirmed Dec 2nd 1885

J. H. H. H.
G-160 Co. Judge

Recorded in Minutes
G-160

No 166.

State of Texas
In County Court of Dallas County Texas

In the matter of the Estate
of J.P. Sanderson decd.

To the Hon J. J. Nash Judge
of said Court.

Your petitioner C. R. Gillespie
Administrator of the Estate of J.P. Sanderson decd
would respectfully represent that the interests
of said Estate can be best subserved by
selling the following described Real
Estate:

1st tract.

The North $\frac{1}{2}$ of Lot No. 8 in Block
No. 84-A and the South $\frac{1}{2}$ of Lot No. 8
in Block No. 84-A of the Dallas Land
and Loan Company's Addition No. 1 to Oak-Cliff.
The above Lot which has a house on
the North half, and also ^{one} on the South half, is
under mortgage for \$700.00 and accrued
interest being the balance due on the
purchase money. The above mentioned lot,
under a decree made February 17th 1894,
is no part of the homestead of Anna M Sanderson
wife of J.P. Sanderson decd, and constitutes
an asset of the Estate.

2nd Tract - 397' x 415 feet in the
Elizabeth Robertson Survey being a part
of the East half of said survey and known and
designated as Lot No. (3) Three in Block II of
Thomas Fields subdivision of the East half of said
survey known as Oak Cliff - Said lot number
Three (3) has a frontage of four hundred & fifteen
(415) feet on the North side of Walnut St, said
Walnut street being 60 feet wide, and extends

North between parallel lines three hundred
✓ ninety seven & one half (397 1/2) feet from
the center of said Walnut Street
3rd tract -

50 x 130 feet being a part of
the Aaron Austin 320 acre Survey
and known and described as Lot No.
Six (6) of P E Lear Addn to Oak Cliff
according to the map or plat thereof

Said last two mentioned tracts are
unencumbered and it is necessary
by sale same in order to realize
funds for settlement of allowance
made by Court to Anna M Sanderson
wife of J P Sanderson Decd and for
the payment of other unsecured
claims -

✓ Your petition would further
state that the unpaid claims, aside
from taxes and interest due by said
Estate amount as follows:

Unsecured Claims \$3500 32

Claims secured by mortgages \$6500 00

For the foregoing reasons, your petitioner
respectfully asks that due and legal
notice be given of this application
and thereafter that an order of sale of
the said property be made upon
such terms as the law directs

C B Gillespie

Admin Est of J P Sanderson Decd

I, C B Gillespie Administrator of above
mentioned Estate declare that the
statements contained in the foregoing
application are true and correct

the said property be made
such terms as the law directs

C. B. Gillespie
Admin. Est of J. P. Sanderson Deed

I, C. B. Gillespie Administrator of above
mentioned Estate declare that the
statements contained in the foregoing
application are true and correct.

C. B. Gillespie
Sworn to and subscribed before me this
the 3rd day of August A. D. 1894
L. H. Hughes Co Clerk
Dallas Co Texas
By A. Jackson Deputy

K
No 1660

Estate of J.P. Sanderson
Deceased

C.B. Gillispie, Adm'r,

application for
sale of real estate

FILED

AUG 3 1904

L. H. JACKSON
Clerk

Sept 29, 1894

Application granted, and
the Adm'r is ordered to sell
the within described prop-
erty at public or private
sale for cash and
report same

J.P. Sanderson
Dec'd

FILED BY DALLAS GEOLOGICAL SOCIETY 1978

No 1660

In County Court of Dallas County
Texas _____ Year 1894

Estate of J. P. Sanderson dec'd -

To His Hon. J. R. Ockland

Judge of said Court - your petitioner C. B. Brown
Administrator of said Estate, would respectfully show that
on the 12th day of Sept 1893 an order was
granted by the County Court of Dallas County,
Texas, which said order directed the Administrator of said
Estate to sell the following described property,
belonging to the same - "Situated in the City and County
of Dallas, State of Texas, beginning at a point on the East
line of Bower Street sometimes called Akard Street,
174 North of the intersection of the North line of Allen St
with said East line of Bower or Akard St. Thence northwesterly
with said East of Bower or Akard Street 50 feet -
Thence easterly at right angles to Bower or Akard
Street 100 feet - Thence southwesterly parallel with Bower
or Akard Street 50 feet - Thence easterly at right angles
to said Bower or Akard Street 100 feet to the place
of beginning." That in compliance with said
order, your petitioner, as Administrator of said Estate
directed said above described land as required
by law, and sold the same at public outcry at
the Court House door in the City of Dallas, on the
first Tuesday in March 1894, to Mrs. Clara B. Davis
for the sum of Five Hundred & Fifty Dollars, which
said bid was the highest and best offer made
for said land and that due report of said sale
was made by administrator on April 5th 1894 as
the same appear on file in the office of the
Clerk of the County Court of said County -
Your petitioner would further represent that prior
to the approval of said report of sale, he was
offered for said land, at private sale, the
sum of Three Hundred & Fifty Dollars by
D. F. Sullivan, and as the original order authorizing
said sale, allowed the same to be at either
public or private sale, and considering it to
be the best interests of said Estate to accept the
same, the administrator contracted and agreed
to make said sale to said D. F. Sullivan, and made
a report of the same on April 7th 1894, in
which report, administrator asked that the

Sale to Mrs. Clara B. Gano be not confirmed,
and that the sale to D. F. Sullivan be confirmed -

Now as said sale to D. F. Sullivan has
not and cannot be consummated owing to
complications in the title to said land, which are
not satisfactory to said Sullivan, and as
the Administrator has tried diligently to find
a purchaser for said land and has failed
to get an offer exceeding that made by
Mrs. Clara B. Gano and considering it the
highest and best price that can be obtained
for the land, he respectfully asks that the
report of sale to D. F. Sullivan be not allowed,
and that the report of sale to Mrs. Clara B.
Gano be confirmed.

C. B. Gillespie
Administrator of said land

Shown to and subscribed before me this
the 29th day of September 1894

L. H. Hughes Clerk of Court
By A. Jackson Deputy

No 1660 ^{Law}
Estate of J.P. Saunders
Deed

Chillicothe Adm

application to
confirm sale

FILED

SEP 29 1894

L.H. BROWN, County Clk.
of W. Jackson

Record

Dallas, Texas.

189

Estate of J. B. Sandersan Decid To W. J. McFerris D^o =

✓ Labor performed on the J. B. Sandersan farm, including putting up wire fencing, and in repairs on house and fencing of property of said Estate on Lancaster road \$20.00
 and clearing 2 acres of land -
 Recd part of C. B. King's Adm^r
 July 25 1896. W. J. McFerris

THE STATE OF TEXAS.

To all Persons Interested in the Administration of the Estate of
J. P. Sanderson Deceased.

C. B. Killepie Administrator, has filed, in the
County Court of Dallas County, an Application for the sale of certain lands belonging
to said Estate, for the payment of the debts due, of the following description, to-wit:

*151 Acres of land, more or less, situated
in Dallas County Texas about 3 miles
South of the City of Dallas a part of the
W. S. Beatty and W. J. Elliott Survey and
more particularly described in a certain deed
from J. H. Brantley by trustee to J. P. Sanderson
of record in Vol. 170 pages 402-3-4 of the
records of deeds of Dallas County Texas*

*Also an undivided one-half interest in
and to a tract of land containing 25 acres
a part of the W. S. Beatty survey & W. J. Elliott
Survey in Dallas County Texas and more
particularly described in a certain deed
of record in Vol. 162 page 115 of the
records of deeds of Dallas County Texas*

*Also Lots 16, 17, 18, 19, 20, 21, 30, 31, 32
29, 26, 27, 23 & 28 in Mrs. Clarence S.
Smith Fair Ground Addition to the City
of Dallas in Dallas County Texas*

which will be heard at the next term of said Court, commencing on the *First*
Monday in *November* A. D. 189*2*, at the Court House in the City of Dallas,
at which time all persons interested in said Estate may appear and contest said
Application if they see proper.

WITNESS *J. H. Hughes* County Clerk of Dallas County, Texas.

Given under my hand and seal of said Court, at office in
the City of Dallas, this *6th* day of *October*
A. D. 189*2* *J. H. Hughes*

S. B. SCOTT,
County Clerk, Dallas County, Texas.

By *A. Jackson* Deputy.

56

No. 1660

COUNTY COURT.

ESTATE OF

J. P. Sanderson

Deceased.

Notice of Application for Sale of Real Estate.

Issued this 6 day of Oct. 1893
A. D. 1893 J. H. Kuyler

J. H. SCOTT, Co. Clerk.

By J. P. Sanderson Deputy.

SHERIFF'S RETURN.

Came to hand the 6 day of October 1893, and executed the 6 day of October 1893, by posting up three copies of this writ at three public places in Dallas County, one of which was the Court House door of said County and the two of which were in the same town or city.

Ben G. Colwell
Sheriff Dallas County
By J. H. Curran Deputy.

A. D. Atkinson & Co. Stationers, Printers and Binders, Dallas.

Fees \$3.00

Robert [Signature]

FILED BY DALLAS GENEALOGICAL SOCIETY - 1978

REPORT OF SALE.

Estate of *J.P. Sanders deceased* IN COUNTY COURT,
C.B. Gillespie Admin DALLAS COUNTY, TEXAS.

To the Honorable County Judge of said County:

NOW COMES *C.B. Gillespie Administrator* of said Estate,

and respectfully shows that, in obedience to an order of said Court made on the *8th* day of *September*
A. D. *1913*, he sold on the *5th* day of *June* A. D. *1914*, at public
auction at the Court House door of Dallas Co., to *the Phillips*

Investment Company the property therein named, of the following description, to wit:

Lying and being situated in the City and County of Dallas, State of Texas, and being the West one-half of Lot No. 5 in Block No. 5-816 of the subdivision of the Eastman Housestead on the north side of Exposition Avenue and fronting 50 feet on said Avenue. The amount for which said property sold at said sale was \$650.

That said property was sold at a fair price.

Said *Admiral* therefore prays that said sale so made, as aforesaid, be approved and confirmed, and that he be authorized and directed to make title to the purchaser aforesaid.

Sworn to and Subscribed before me, this the

C. B. Gilispie
6th day of *June* A. D. 1897
L. N. Hughes Co., Clerk Dallas
County Texas
C. B. Gilispie, District

No 1660

In Re Estate of
J.P. Sanderson, Dec'd

W. B. Littlepage, Adm'r.

Report of sale
of
Real Estate,

FILED

JUN 6 1894

L. H. RICHES, County Clerk

BY *W. B. Littlepage*
Deputy

Recorded

This Report this day examined in open Court
and after hearing testimony the Court is of
the opinion that the Real Estate described was
sold for a fair and adequate price & the sale
is therefore confirmed and the Administrator
is ordered to make conveyance upon compliance
with terms of the sale by the purchaser
Dec 15th 1894
J. J. Smith
Co Judge

Estate of *J.P. Sanders Adm'r* **IN COUNTY COURT,**
C.W. Gillispie Adm'r **DALLAS COUNTY, TEXAS.**

To the Honorable County Judge of said County:

Now Comes *C.W. Gillispie Administrator* of said Estate.

and respectfully shows that, in obedience to an order of said Court made on the *11th* day of *March*
in the year *1913* he sold on the *1st* day of *May* A. D. *1913* of *public outcry*
at the Court House of *Dallas County* to *P.S. Spouts*
the property therein named, of the following description, to wit:

Situated in Dallas County Texas and
being lots Nos 16, 17, 18, 19, 20, 21, 30,
24, 32, 29, 26, 27, 22 & 28 in Mrs. C. S.
Smiths Fair Ground Addition to the
City of Dallas. Said property belonged
to the Estate of J.P. Sanders Adm'r
The amount bid by said P.S. Spouts
for the above mentioned fourteen
lots was Seventeen Dollars each
aggregating \$238⁰⁰ for said
property

That said property was sold at a fair price.

Said *Declarant* therefore prays that said sale so made, as aforesaid, be approved and confirmed, and that he be authorized and directed to make title to the purchaser aforesaid.

Sworn to and Subscribed before me, this the *17* day of *May* A. D. *1958*

C. R. Gillispie
Notary Public
Dr. H. Hughes Co. Clerk

No 1660

Estate of J. P.
Sauderson, Dec'd

Chickasaw

Report of Sale

FILED

MAY 18 1894

J. H. [unclear] County Clerk
J. H. Jackson
Clerk

(Recorded)

Report of sale confirmed and purchase
being line holden charged with his pro-
portion of cost - upon compliance with
terms of purchase American Baker will
make conveyance May 23rd 1894
W. C. [unclear]
J. S. [unclear]
Co Judge

\$500

Secured by First Deed of Trust.

No. 3781

Real Estate Deed of Trust Coupon Note

Know all Men by these Presents, That We, J. P. Sanderson and
S. M. Sanderson, Husband & Wife, of Dallas County, Texas
 for value received, (money borrowed) hereby promise to
 pay to the order of The Texas Land and Mortgage Co. Limited, the principal sum of
Five Hundred Dollars, in Gold Coin, or its equivalent in Cur-
 rency of the United States, with exchange on New York, on the 18 day of Sept 1888 at the office of the Company in the
 City of Dallas, Texas, with interest thereon from date until paid, at the rate of Five per cent per annum, payable semi-annually,
 on the 15 days of March and Sept in each and every year, according to the tenor and effect of Five interest
 coupons of Twenty five Dollars each, of even date herewith and attached to this note,
 and numbered from 1 to 5 inclusive. This Note and attached Interest Coupons to bear interest after maturity at the rate of Twelve
 per cent per annum until paid.

IT IS EXPRESSLY AGREED, by the maker hereof, that, in case of default in the payment of any of the said Coupons when the same shall become due and
 payable, or in case of failure to comply with any of the agreements and conditions set forth in the Deed of Trust given to secure this Note, then, in such case, the princi-
 pal sum expressed in this Note, with all accrued interest, shall, at the election of the legal holder or holders hereof, at once become due and payable without
 form or notice. And it is further agreed hereby that if this note is not paid when due and is placed in the hands of an attorney for collection ~~we~~ agree to pay ten per
 cent, additional on the full amount due as an attorney's fee.

Dated at Dallas, Dallas Co., Texas, this 18 day of Sept A. D. 1888.
J. P. Sanderson
S. M. Sanderson

Interest paid on within note to 18th Sept 1889
 Dallas Texas 17th Sept 1889. The within note is hereby
 renewed for one year as from 18th September 1889
 at 10% interest, as per interest coupon
 notes hereto attached.
 Interest paid to 18th September 1890 and
 the within note is hereby renewed for
 one year as from 18th September 1890 @
 12% interest per annum payable semi-
 annually on 1st of July after July Coupons.

The Texas Land and Mortgage Co. Ltd.

[Signature]

Chk. of paid to 10/2/90
 Subject paid to 11/1/89

1100

No. 375 /
\$500⁰⁰

Real Estate Deed of Trust Coupon Note

J. P. Sunderson
 and wife
 A. M. Sunderson

TO
 The Texas Land and Mortgage Co., Limited.

Dated 18th Sept. 1888

Due 18th Sept. 1889

Renewed to 18th Sept 1891

Interest @ 10% per Annum

Payable Semi-annually

Sent by J.P.S. 17/10/88

Received by J.S. 21/11/88

\$600⁰⁰

Secured by First Deed of Trust.

No. 378²

Real Estate Deed of Trust Coupon Note.

Know all Men by these Presents, That W. J. P. Sanderson and
R. M. Sanderson, husband and wife, of Dallas County,
Texas for value received, (money borrowed) hereby promise, to

pay to the order of The Texas Land and Mortgage Co. Limited, the principal sum of
Six Hundred Dollars, in Gold Coin, or its equivalent in Cur-
rency of the United States, with exchange on New York, on the 18th day of Sept. 1890 at the office of the Company in the
City of Dallas, Texas, with interest thereon from date until paid, at the rate of 5 per cent per annum, payable semi-annually,
on the 15th days of March and Sept. in each year, every year, according to the tenor and effect of four interest
coupons of thirty Dollars each, of even date herewith and attached to this note,
and numbered from 1 to 4 inclusive. This Note and attached Interest Coupons to bear interest after maturity at the rate of Twelve
per cent per annum until paid.

IT IS EXPRESSLY AGREED, by the maker hereof, that, in case of default in the payment of any of the said Coupons when the same shall become due and
payable, or in case of failure to comply with any of the agreements and conditions set forth in the Deed of Trust given to secure this Note, then, in such case, the princi-
pal sum expressed in this Note, with all accrued interest, shall, at the election of the legal holder or holders hereof, at once become due and payable without
form or notice. And it is further agreed hereby that if this note is not paid when due and is placed in the hands of an attorney for collection, we agree to pay ten per
cent, additional on the full amount due as an attorney's fee.

Witness my hand and seal at Dallas, Dallas Co., Texas, this 18 day of Sept. 1890.
W. J. P. Sanderson
of the County of Dallas

Interest paid to 1898 Sept 4 1890 and
 the within note is hereby renewed
 for one year as from 1st September
 1890 @ 12% interest per annum payable
 semi-annually as per attached Coupons.

The Texas Land and Mortgage Co. Ltd.

211 West 11th St. Chicago, Ill.

Sh. to pay to 11th Sept 1891 Thirty Dollars (\$30.00)
 Remitt of of Ch. to 11th Sept 1891

The amount due on these notes as at 1st
 May 1894 is as follows.

Principal	\$1100.
Interest from 15th Sept 1891	223.85
1891	142.35
Attorneys fee	1566.20

Voucher No 1
 No. 378⁰⁰
 \$100⁰⁰
 Real Estate Deed of Trust Coupon Note
 J. P. Sanderson
 and wife
 A. M. Sanderson
 — TO —
 The Texas Land and Mortgage Co., Limited.
 Dated 18th Sept 18 88
 Due 18th Sept 18 90
 Renewed to 18th Sept 1891
 Interest @ 10% per An.
 Payable semi-annually
 Sent by J. P. W. 17/9/91
 Received by

Ed. Cant. Cash
 \$100.00

Claim of Texas Land
 Mortgage Co. Ltd.
 vs. Est. J. P. Sanderson
 Deed

SECURED BY FIRST DEED OF TRUST
INTEREST PAYABLE ANNUALLY

Real Estate Deed of Trust Coupon Note

NEGOTIATED BY THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS.

I, J. P. Sanderson of the County of Dallas in the State of Texas for value received hereby promise to pay on the First day of December 1894 to the order of THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS. the principal sum of Forty-six Hundred Gold Dollars, with interest thereon from date of the date of Sept per cent per annum, payable semi annually, on the first days of June and December in each and every year, according to the tenor and effect of ten interest coupon notes of One Hundred and thirty eight Dollars bearing even date herewith and attached to this Note, and numbered from 1 to 10 inclusive together with Ten per cent upon the amount of principal and interest then due, as aforesaid, if not paid as herein provided, and is placed in the hands of an Attorney for collection, said coupons to bear interest after maturity at the rate of 12 per cent per annum. Principal and interest payable at Office of Holland Trust Company in New York City.

It is expressed and agreed, by the maker hereof, that in case of default in the payment of any of the said Coupons for the space of five days after the same shall become due and payable or in case of failure to comply with any of the covenants and conditions set forth in the Deed of Trust given to secure this Note, to which said Deed of Trust special reference is hereby made as a part of this contract, then, in such case, the principal sum expressed in this Note with all accrued interest shall, at the election of the legal holder or holders hereof, at once become due and payable without form or notice, and may be collected, with all legal assessments, delinquent taxes or premiums of insurance on the property conveyed as security for the aforesaid debt, together with all costs and charges, in the manner and form as set forth in said Deed of Trust, anything herein contained to the contrary notwithstanding. Said Deed of Trust is duly recorded upon the Records of Dallas County in the State of Texas.

Dated at Dallas on the thirtieth day of November 1889.

J. P. Sanderson

3058

\$138.00 Dallas, Texas, Nov. 30 1889
On the first day of Dec 1889 for value received, I promise to pay to the order of THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS. the sum of one hundred and thirty eight Dollars, with interest thereon from date of the date of Sept per cent per annum, payable semi annually, on the first days of June and December in each and every year, according to the tenor and effect of ten interest coupon notes of One Hundred and thirty eight Dollars bearing even date herewith and attached to this Note, and numbered from 1 to 10 inclusive together with Ten per cent upon the amount of principal and interest then due, as aforesaid, if not paid as herein provided, and is placed in the hands of an Attorney for collection, said coupons to bear interest after maturity at the rate of 12 per cent per annum. Principal and interest payable at Office of Holland Trust Company in New York City.

\$138.00 Dallas, Texas, Nov. 30 1889
On the first day of Dec 1889 for value received, I promise to pay to the order of THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS. the sum of one hundred and thirty eight Dollars, with interest thereon from date of the date of Sept per cent per annum, payable semi annually, on the first days of June and December in each and every year, according to the tenor and effect of ten interest coupon notes of One Hundred and thirty eight Dollars bearing even date herewith and attached to this Note, and numbered from 1 to 10 inclusive together with Ten per cent upon the amount of principal and interest then due, as aforesaid, if not paid as herein provided, and is placed in the hands of an Attorney for collection, said coupons to bear interest after maturity at the rate of 12 per cent per annum. Principal and interest payable at Office of Holland Trust Company in New York City.

\$138.00 Dallas, Texas, Nov. 30 1889
On the first day of Dec 1889 for value received, I promise to pay to the order of THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS. the sum of one hundred and thirty eight Dollars, with interest thereon from date of the date of Sept per cent per annum, payable semi annually, on the first days of June and December in each and every year, according to the tenor and effect of ten interest coupon notes of One Hundred and thirty eight Dollars bearing even date herewith and attached to this Note, and numbered from 1 to 10 inclusive together with Ten per cent upon the amount of principal and interest then due, as aforesaid, if not paid as herein provided, and is placed in the hands of an Attorney for collection, said coupons to bear interest after maturity at the rate of 12 per cent per annum. Principal and interest payable at Office of Holland Trust Company in New York City.

\$138.00 Dallas, Texas, Nov. 30 1889
On the first day of Dec 1889 for value received, I promise to pay to the order of THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS. the sum of one hundred and thirty eight Dollars, with interest thereon from date of the date of Sept per cent per annum, payable semi annually, on the first days of June and December in each and every year, according to the tenor and effect of ten interest coupon notes of One Hundred and thirty eight Dollars bearing even date herewith and attached to this Note, and numbered from 1 to 10 inclusive together with Ten per cent upon the amount of principal and interest then due, as aforesaid, if not paid as herein provided, and is placed in the hands of an Attorney for collection, said coupons to bear interest after maturity at the rate of 12 per cent per annum. Principal and interest payable at Office of Holland Trust Company in New York City.



60105
25382
51695

Presented to me on April 11th 1893
and allowed as per attached
affidavit - This April 15th 1893

C. J. Gellispie
Advers Est of P. Sanderson
Secord

FOR VALUE RECEIVED, The Security Mortgage and Trust Company, of Dallas, Texas,
hereby sells, assigns and Transfers, the within Note and Coupons attached, together with
all rights, title and interest in the Deed of Trust securing the same, to

Guaranteeing the payment of
all interest semi-annually as it accrues, both before and after maturity of
this note, and the payment of the principal within two years after
maturity.

SECURITY MORTGAGE & TRUST COMPANY,

A. H. Morgan Secretary
J. G. Dargam Vice President

3008-111

3008
MAY 6 1893
BY *J. P. Sanderson*

Real Estate Deed of Trust Note.

J. P. Sanderson
Dallas
Texas

Dated November 30, 1889
Due December 1st 1894

Interest Payable,
June 1st and
December 1st

Principal and Interest Payable at
Office of Hillard Trust Co.
New York City

NEGOTIATED BY
The Security Mortgage & Trust Co.

DALLAS, TEXAS.
This note is subject to the provisions of the
3^d class of the "Trust Act" of May 1888.

J. P. Sanderson

Amount due in the note ten
dollars and eight hundredths
dollars. The sum of eight hundred
dollars and eight hundredths
dollars. The sum of four hundred
dollars and eight hundredths
dollars. The sum of four hundred
dollars and eight hundredths
dollars. The sum of four hundred
dollars and eight hundredths
dollars.

No. 903

Transcript of Judgment.

FROM JUSTICE'S COURT.

(Lat. No. 117.)

F. M. Oliver

vs.

J. P. Sanderson

A. D. Ashby & Co., Stationers, Printers and Binders, Dallas.

No. 295-

Transcript of Judgment.

FROM JUSTICE'S COURT
(LAW No. 117.)

Babcock & Foot

C. B. Gillespie adm'r et al.

FILED

AUG 4 1902

L. N. HUGHES, County Clerk,
By *C. B. Paulus*
CLERK

A. D. Ashbridge & Co., Stationers, Printers and Binders, Dallas.

NO. [redacted] \$ [redacted]
SECURED BY FIRST DEED OF TRUST
INTEREST PAYABLE SEMI-ANNUALLY.

Real Estate Deed of Trust Coupon Note

NEGOTIATED BY THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS.

I, J. P. Sanderson of the County of Dallas in the State of Texas for value received hereby promise to pay on the first day of December 1892 to the order of THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS. the principal sum of Three hundred Gold Dollars, with interest thereon from date of the date of July per per cent per annum, payable semi-annually, on the first days of June and December in each and every year, according to the tenor and effect of two interest coupon notes of Fifteen and no/100 Dollars bearing even date herewith and attached to this Note and numbered from one to two inclusive together with Ten per cent upon the amount of principal and interest then due, as aforesaid, if not paid as herein provided, and is placed in the hands of an Attorney for collection, said coupons to bear interest after maturity at the rate of 10 per cent per annum. Principal and interest payable at the Southern National Bank New York City.

It is expressly agreed, by the maker hereof, that in case of default in the payment of any of the said Coupons for the space of 30 days after the same shall become due and payable, or in case of failure to comply with any of the agreements and conditions set forth in the Deed of Trust given to secure this Note, and such said Deed of Trust special reference is hereby made as a part of this contract, then, in such case, the principal sum expressed in this Note with all accrued interest shall, at the option of the legal holder or holders hereof, at once become due and payable without form or notice, and may be collected with all legal assessments, delinquent taxes or premiums of insurance on the property conveyed as security for the aforesaid debt, together with all costs and attorney's fees, in the manner and form as set forth in said Deed of Trust, nothing herein contained to the contrary notwithstanding. Said Deed of Trust is duly recorded upon the Records of Dallas County in the State of Texas.

Dated at Oak Cliff, Texas on the first day of December 1891.

J. P. Sanderson

MADE AND ISSUED BY
THE SECURITY MORTGAGE & TRUST COMPANY
OF DALLAS, TEXAS.
\$15.00
On the first day of Dec 1892 for value received I promise to pay to the order of THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS. the sum of Three hundred and no/100 Dollars.
Being the principal sum and date of maturity of the coupon note No. 2 secured by the Deed of Trust recorded in the Public Records of Dallas County, Texas.
No. 2

MADE AND ISSUED BY
THE SECURITY MORTGAGE & TRUST COMPANY
OF DALLAS, TEXAS.
\$15.00
On the first day of Dec 1892 for value received I promise to pay to the order of THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS. the sum of Three hundred and no/100 Dollars.
Being the principal sum and date of maturity of the coupon note No. 2 secured by the Deed of Trust recorded in the Public Records of Dallas County, Texas.
No. 2

The State of Texas } Before me the undersigned authority
 Dallas County } on this day personally appeared J. D. Dargan
 who being by me duly sworn deposes and says
 that he is the agent and manager of the Security Mort-
 gage and Trust Company, that the within claim
 for \$300.00 and interest thereon at the rate of ten percent
 per annum from Dec 1st 1891 is a just claim against
 the estate of J. P. Sanderson dec'd - and that all legal
 offsets payment and credits have been accounted for
 and that effort is cognizant personally of the facts
 the amount due at this date being - principal \$300.00 int
 \$30.00 net of \$33.00 Total \$364.00
 That the same is a mortgage lien on lot 10 and part of lot 9
 Blk 16. Brown Hill on the East Side of Dallas as will
 appear by reference to Book 57 page 101 of record of mortgages
 in Dallas County Texas

J. D. Dargan

Seems to and submitted copy under Dec 10th 1892
 D. T. Green Notary Public, Dallas, Texas
 FOR VALUE RECEIVED, The Security Mortgage and Trust Company, of Dallas, Texas, Texas
 hereby sells, assigns and Transfers, the within Note and Coupons attached, together with
 all rights, title and interest in the Deed of Trust securing the same. to _____

Rec'd Oct 1st 1893 of C. L. Gispio Adm'r
 the sum of Five Hundred & Fifty Six & 3/4
 Dollars in full of within claim
 \$556.75
 This Security Mortgage is the same as
 by the Sanderson Estate
 City -
 PAY TO THE ORDER OF

Real Estate Deed of Trust Note.

J. P. Sanderson
 Oak Cliff
 Texas

Dated December 1st 1891
 Due December 1st 1892

Interest
 Payable,
 June 1st and
 December 1st

Principal and Interest Payable at
 The Southern National
 Bank New York City

NEGOTIATED BY
 The Security Mortgage & Trust Co.
 DALLAS, TEXAS

Presented _____ day of _____ 1892
 and allowed
 Presented 10th day of Decr 1892
 and allowed - This 10th day of July 1893
 Approved and ordered paid in
 due course of administration as
 3rd class claim this 20th day
 of May 1893
 J. T. Nash
 County Judge

PAY TO THE ORDER OF

6. 1892 under claim of the court the original
deed was taken from the program by saying that
and that under the act of Feb 27 1892 a claim of \$4600 was
made in favor of the State of Texas

1 The State of Texas? Before me the undersigned
2 Dallas County, Texas on this day personally
3 appeared W. W. Rodgers, secretary of the Security
4 Mortgage and Trust Company of Dallas Texas
5 who being by me duly sworn deposes and
6 says that he is agent and Secretary of the
7 Security Mortgage and Trust Company that
8 the State of T. P. Danderson deed is partly indebted
9 to the Security Mortgage and Trust Company in
10 the following sum of money, viz - 1st the sum
11 of \$4600⁰⁰ with interest thereon from Dec 1st 1892
12 at the rate of 6% per annum according to the
13 terms of the note for that sum issued by said
14 decedent, and 10% of the amount of said principal
15 and interest or legal fees said note having
16 been placed in the hands of an attorney for collection.
17 2nd the sum of \$138⁰⁰ and interest thereon at the rate of
18 12% per annum from June 1st 1892 due upon the
19 interest coupons nos 1 attached to said note - 3rd \$138⁰⁰
20 per annum due upon coupon nos 6 attached to said
21 note, 4th 10% of the amount due on said coupons as legal
22 fees, they being part of the interest due upon said note
23 for \$4600⁰⁰ attached, that said claims on foot, and that
24 all legal offsets payments and credits known or to be known
25 have been allowed and that affiant is cognizant of
26 the facts contained in this affidavit, that said claim
27 is secured by mortgage lien on 175⁰⁰ of land
28 in Dallas County, and of the W. B. Best and W. J. Clark
29 Bonds - W. W. Rodgers
30 Sworn to and subscribed before me this 11th day of
31 April 1893.

D. C. Green Notary Public
for Dallas County Texas

(Copy)

SECURED BY FIRST DEED OF TRUST.
INTEREST PAYABLE ANNUALLY

Real Estate DEED OF TRUST Coupon Note

REGISTARATED BY THE SECURITY MORTGAGE & TRUST COMPANY OF Dallas, Texas.

I, J. P. Anderson of the County of Dallas in the State of Texas for value received hereby promise to pay on the first day of December 1894 in order of THE SECURITY MORTGAGE & TRUST COMPANY, DALLAS, TEXAS. the principal sum of 725 six hundred Gold Dollars with interest thereon from date at the rate of 6 1/2 per cent per annum, payable semi-annually on the first days of June and December in each and every year, according to the tenor and effect of ten interest coupon notes each bearing on date herewith and attached to this Note and numbered from one to ten inclusive together with ten per cent upon the amount of principal and interest then due as attorney's fees, if not paid as herein provided, and is placed in the hands of an attorney for collection. Said coupons to bear interest after maturity at the rate of 6 1/2 per cent per annum. Principal and interest payable at Office of Holland Trust Company in New York at NY.

It is expressly agreed, by the maker hereof, that in case of default in the payment of any of the said coupons for the space of five days after the same shall become due and payable or in case of failure to comply with any of the agreements and conditions set forth in the Deed of Trust given in secure trust to which said Deed of Trust special reference is hereby made as a part of this contract then, in such case, the principal is expressed in this Note with all accrued interest shall, at the election of the legal holder or holders hereof, at once become due and payable without form or notice, and may be collected, with all legal assessments, delinquent taxes or premiums of insurance on the property conveyed as security for the unpaid debt, together with all costs and attorney's fees in the manner and form as set forth in said Deed of Trust, anything herein contained to the contrary notwithstanding. Said Deed of Trust is duly recorded upon the Records of Dallas County in the State of Texas at Dallas on the thirteenth day of November 1894.

(Signed) J. P. Anderson

REGISTARATED BY THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS. THE SUM OF GOLD DOLLARS

725

NOV 20th 1894

RECEIVED

the hands of an Attorney for collection. Said coupons to be paid by the said Trust Company in New York
Principal and interest payable at Office of Holland Trust Company in New York
City.

I have expressly agreed, by the maker hereof, that in case of default in the payment of any of the said coupons for the space of five days
after the same shall become due and payable or in case of failure to comply with any of the agreements and conditions set forth in the Trust given
to secure this bond, to which said Trust special reference is hereby made as a part of this contract, then, in such case, the principal sum expressed on this Note with all
accrued interest shall, at the election of the legal holder or holders hereof, at once become due and payable without form or notice, and may be collected, with all
legal assessments, delinquency taxes or premiums of insurance on the property conveyed as security for the aforesaid debt, together with all costs and other
expenses in the manner and form as set forth in said Trust, anything herein contained to the contrary notwithstanding. Said Trust of Trust
is duly recorded upon the records of Dallas County in the State of Texas.

Dated at Dallas the twentieth day of November 1889.

(Signed) J. P. Sanderson

REGISTERS BY THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS

\$138⁰⁰ Dallas Texas Nov 30th 1889
On the first day of Dec A.D. 1874 for value received, I promise to pay to the order of THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS, the sum of one hundred and thirty eight Gold Dollars at Holland Trust Company, N.Y.

This coupon bears interest after maturity at the rate of four per cent per annum and is secured by deed of trust duly recorded.

No. 10. J. P. Sanderson

REGISTERS BY THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS

\$138⁰⁰ Dallas Texas Nov 30th 1889
On the first day of Dec A.D. 1874 for value received, I promise to pay to the order of THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS, the sum of one hundred and thirty eight Gold Dollars at Holland Trust Company, N.Y.

This coupon bears interest after maturity at the rate of four per cent per annum and is secured by deed of trust duly recorded.

No. 9. J. P. Sanderson

REGISTERS BY THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS

\$138⁰⁰ Dallas Texas Nov 30th 1889
On the first day of Dec A.D. 1873 for value received, I promise to pay to the order of THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS, the sum of one hundred and thirty eight Gold Dollars at Holland Trust Company, N.Y.

This coupon bears interest after maturity at the rate of four per cent per annum and is secured by deed of trust duly recorded.

No. 8. J. P. Sanderson

REGISTERS BY THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS

\$138⁰⁰ Dallas Texas Nov 30th 1889
On the first day of Dec A.D. 1873 for value received, I promise to pay to the order of THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS, the sum of one hundred and thirty eight Gold Dollars at Holland Trust Company, N.Y.

This coupon bears interest after maturity at the rate of four per cent per annum and is secured by deed of trust duly recorded.

No. 7. J. P. Sanderson

REGISTERS BY THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS

\$138⁰⁰ Dallas Texas Nov 30th 1889
On the first day of Dec A.D. 1872 for value received, I promise to pay to the order of THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS, the sum of one hundred and thirty eight Gold Dollars at Holland Trust Company, N.Y.

This coupon bears interest after maturity at the rate of four per cent per annum and is secured by deed of trust duly recorded.

No. 6. J. P. Sanderson

REGISTERS BY THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS

\$138⁰⁰ Dallas Texas Nov 30th 1889
On the first day of Dec A.D. 1872 for value received, I promise to pay to the order of THE SECURITY MORTGAGE & TRUST COMPANY OF DALLAS, TEXAS, the sum of one hundred and thirty eight Gold Dollars at Holland Trust Company, N.Y.

This coupon bears interest after maturity at the rate of four per cent per annum and is secured by deed of trust duly recorded.

No. 5. J. P. Sanderson

3058-31
Filed May 6th 1893
Ft. Worth County
by H. H. H. H.

DEED OF TRUST NOTE.

Copy

T. P. Sandeman
Dallas
Texas

Dated November 20th 1889
Due Dec 1st 1894

INTEREST PAYABLE
June 1st and
Dec 1st

PRINCIPAL AND INTEREST PAYABLE AT
Office Holland Trust
Company New York City

NEGOTIATED BY
THE SECURITY MORTGAGE
& TRUST COMPANY
DALLAS, TEXAS.

Approved and acknowledged
in all cases of admission
to the 3rd class
the 20th day of May 1893
T. P. Sandeman

PAY TO THE ORDER OF

FOR VALUE RECEIVED, The Security Mortgage and Trust Company of
Dallas, Texas, hereby sells, assigns and transfers, the within Note and Coupons
attached, together with all rights, title and interest in the Deed of Trust securing the
same to the Security Mortgage and Trust Company of Dallas -
guaranteeing the payment of all interest semi-annually as it accrues, both before and after
maturity of this note and the payment of the principal within two years after maturity,
the right being reserved to the party at any time the principal and interest and one-fourth
of the amount of the principal and interest to be paid in advance.

(Signed) Secretary Security Mortgage & Trust Company
M. M. [unclear] [unclear] [unclear]

PAY TO THE ORDER OF

(Return)
Promissory note on file 174/1893
and account on file all about 194, 1893
See April 15th 1893 -
C. R. [unclear] [unclear]
[unclear] [unclear] [unclear]

Due Dec 1st 1894

INTEREST PAYABLE June 1st and Dec 1st

PRINCIPAL AND INTEREST PAYABLE AT
Office Holland Trust
Company New York City

NEGOTIATED BY
THE SECURITY MORTGAGE
& TRUST COMPANY
DALLAS, TEXAS.

Approved and used
for in all cases of admin-
istration or 3rd class ceasing
the 20th day of May 1893 -
T. F. Nash, CO Judge

PAY TO THE ORDER OF

Security Mortgage & Trust Co.
W. H. Rodgers

PAY TO THE ORDER OF

Security Mortgage & Trust Co.
W. H. Rodgers

PAY TO THE ORDER OF

Security Mortgage & Trust Co.
W. H. Rodgers

Mortgage and Trust Company of
Texas, the within Note and Coupons
rest in the Deed of Trust securing the
same of Pennsylvania -
shall as it accrues, both before and after
maturity within two years after maturity,
and not otherwise, interest and principal
be paid to the order of
Security Mortgage & Trust Company
W. H. Rodgers
W. H. Rodgers

paid
over here in April 17th 1893.
and as per attached of each
April 15th 1893 -
C. R. Guelph
of City of Dallas
and

PAY TO THE ORDER OF

Security Mortgage & Trust Co.
W. H. Rodgers

PAY TO THE ORDER OF

Security Mortgage & Trust Co.
W. H. Rodgers

PAY TO THE ORDER OF

Security Mortgage & Trust Co.
W. H. Rodgers

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said property was sold at a fair price.
Said *Administrator* therefore prays that said sale so made, as aforesaid, be approved and confirmed,
and that he be authorized and directed to make title to the purchaser aforesaid.

Sworn to and Subscribed before me, this the *24* day of *August*, A. D. *1897*

C. B. Gillespie
Administrator

J. L. Highomick
Notary Public Palo Pinto County Texas

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