

1933-024 Chancery Causes.
Dale of Wight County

Cornelia A. Vaughan, gdn of Emma Lee Vaughan + Lois Beryl
Vaughan vs Emma (Doma) Lee Vaughan, by + c + al
Petition of Emma Lee Vaughan

Petition of Cornelia A. Vaughan, guardian of
Lois Beryl Vaughan

Folder 1
185-

other SURNAMES: CARR,
Beale Rawls, Bryant,
Boone

IN THE CIRCUIT COURT OF ISLE OF WIGHT COUNTY, VIRGINIA:

Cornelia A. Vaughan, Guardian
of Erma Lee Vaughan, and Lois
Beryl Vaughan, infants under
the age of twenty one years.

vs.

DECREE

Erma Lee Vaughan and Lois
Beryl Vaughan, infants under
the age of twenty one years,
the former over 14 years and the
latter under 14 years:

*and Carrie V. Beale and E. L. Beale of Erma Lee Vaughan and Lois Beryl
Vaughan*
This day came Cornelia A. Vaughan, guardian, and by leave of

court filed her bill, verified by her oath thereto, and the exhibits
therewith; and on her motion R. V. L. Watkins a discreet and compe-
tent attorney at law, is assigned as the guardian ad litem to the
infants, Erma Lee Vaughan and Lois Beryl Vaughan, to defend their
interests in this suit; and thereupon the said guardian ad litem
filed the answer of the said infant defendants, and his own answer
on oath, to the bill of the complainant; and the said Erma Lee
Vaughan infant over the age of fourteen years, filed her ~~own~~ answer
to the said bill; and Carrie V. Beale and E. L. Beale the adult de-
fendants, filed their ~~own~~ answer to the said bill; to which several
answers the complainant replied generally; and thereupon, by consent
of all parties, ~~by counsel~~, this cause is set for hearing and docket-
ed; and by like consent came on this day to be heard on the bill of
complaint and the exhibits ^{filed} therewith, the several answers of the de-
fendants to said bill as above set out, and the general replication
of the complainant to every one of said answers, and was argued by
counsel.

On consideration whereof, the court doth adjudge, order and de-
cree that this cause be referred to one of the Commissioners of this
court, who is directed to enquire and report to court, as follows:

(1) Of what estate, real and personal, the infant defendants
Erma Lee Vaughan and Lois Beryl Vaughan are possessed or entitled,
and what are their respective shares or interests therein, ^{and how acquired,} where such
estate is situated, and what is its fee-simple and annual values:

(2) Whether the interests of the said infant defendants will be promoted by a sale of the real estate ~~in the bill~~ and PINE TIMBER in the bill mentioned, or any part thereof, and an investment of the proceeds of sale in other property:

(3) Whether the rights of any person will be violated by such sale and investment:

(4) Who would be the heirs at law or distributees of the said infant defendants if they were dead, and whether all such persons are properly before the court in this cause: *and the ages of said infant defendants, ~~and the age of the complainant, Emelia A.~~*

(5) What will be a fair compensation to be allowed to the counsel for the complainant out of the proceeds of sale of the infants' land and pine timber for his services in instituting and conducting this suit. *and the age of the complainant, Emelia A.*

Which said inquiries the said commissioner shall make, after first giving notice of the time and place thereof to all parties, ~~or their counsel~~, and report the same to the court, along with any matter specially stated deemed pertinent by himself or required by any party to be so stated, *and the said commissioner shall return, with his report, the evidence taken by him.*

~~It is further ordered and directed that should it be deemed pertinent by either the commissioner or counsel for the complainant, that either of them may employ some competent timber estimator, at a cost not to exceed \$10.00 per day for his services, to estimate and give as evidence the amount of pine timber on the said land desired to be sold.~~

~~It is further ordered and directed that R. T. Watkins guardian ad litem for the infant defendants attend the taking of depositions in this cause to defend the interests of the said infants.~~

1st Decree.

Bonuelia W. Vaughan Glu.

vs. 185-

Ernest Lee Vaughan and Lois
Beryl Vaughan Infants under
the age of twenty one years
and Carrie V. Beale and Ed.
Beale, her husband.

1914 Aug. 28th Enter
1915.

C. O. B. # 7, Page 249

\$1,697.76

Franklin, Va., February 20th. 1926.

Received from E. L. Beale, Special Commissioner in the chancery suit of Cornelia A. Vaughan, Guardian vs. Erma Lee Vaughan, et als. the sum of SIXTEEN HUNDRED NINETY SEVEN and 76/100 Dollars, less taxes paid by him, and all accrued interest due thereon, in full settlement of my distributive share from the proceeds due me in said suit.

Mrs. Beryl V. Boone

Who was Lois Beryl Vaugan.

\$1,500.00

Franklin, Va., December 12th. 1914.

On demand, with interest from date payable annually, for value received, I owe and promise to pay unto E. L. Beale, his assigns or personal representatives, the just and full sum of FIFTEEN HUNDRED DOLLARS.

As to this obligation which is secured by deed of trust on real property in Franklin, Southampton County, Virginia, in which W. H. Worfleet, of Franklin, Va., is named as Trustee, I bind myself, my heirs, administrators and executors, and waive the benefit of my homestead exemption.

Given under my hand and seal this 12th day of December, 1914.

WITNESSES:

E. L. Beale

E. L. Beale (SELL)

Released 6/1/1921

7.00.72.20-62107521-

\$1,697.76

Franklin, Va., May 29th. 1920.

Received from E. L. Beale, Special Commissioner, in the chancery suit of Cornelia A. Vaughan, Gdn. vs. Emma Lee Vaughan, et als. the sum of SIXTEEN HUNDRED NINETY SEVEN and 76/100 Dollars, less taxes paid by him, in full settlement of my distributive share from the proceeds of said suit.

Cornelia A. Vaughan
for Emma Lee Vaughan

Pay to E. J. Beale, Special Commissioner
Vaughan & Co. or Vaughan's heirs.
E. J. Beale

Pay to Miss Emma Lee
Vaughan without recourse
to E. J. Beale Sp. Comm.
E. J. Beale Sp. Comm.

May 30-1918. all ints paid
to date.

May 30-1919 - all ints
paid to date \$90.

May 29th 1920 all ints
paid to date \$90.00

Without recourse
Emma Lee Vaughan

1500
1000
5000

Paid for \$1,500.00

E. L. Beale

To:-

E. L. Beale's Assignee.

Payable on Demand:

Dated: December 18th, 1914.

Deed of Trust released.

6/1/1921

ERNEST L. BEALE
ATTORNEY AND COUNSELLOR AT LAW
FRANKLIN, VIRGINIA

Receipts

Sale of Timber
Accrued Interest
Sale of land

6125.00
73.48
700.00

~~6898.48~~
~~248.94~~ Exp

~~6547.54~~
~~1441.28~~ m. V-

~~3) 5105.26~~
~~1701.75~~ each

~~6898.48~~
~~323.94~~
~~3) 6574.54~~
~~2191.51~~
~~13149.06~~

~~6898.48~~
~~323.94~~
~~3) 6554.54~~
~~2184.85~~
~~13105.10~~

~~6898.48~~
~~363.93~~

~~6534.55~~
~~1441.28~~ m. V-

~~3) 5093.27~~
~~1697.76~~
~~1697.76~~
~~1697.75~~ - 0

~~10.998~~
~~131.05~~

~~54990~~

~~10998~~

~~32994~~

~~10998~~

~~1441.28~~

~~790~~

~~m. Catanghan~~

~~131.49~~

~~10998~~

~~10592~~

~~8341~~

~~118341~~

~~13149~~

~~702~~

Age 48-
10.998

~~343.94~~
~~1441.28~~
~~1785.22~~

15.00

~~6898.48~~
~~300~~

~~6598.48~~
~~2~~

~~131.9696~~

~~15.00~~

~~146.96~~

Free 100.00
Com 146.96
Court Costs 22.56
ASQ Com 20.00
Timber Seed 10.00
Land " 5.00
Rec. Stamp T.D. 6.50
" " L.D. 1.00
Auctioneer 10.00
Timber Estimator 10.00
Fishwater News 5.00
T.D. Pub Co. .86
News Leader 1.11

~~323.94~~

~~20.00~~

~~343.94~~

Ref. Bank 5.00

Cornelia A. Vaughan, Gdn.

vs.

J. A. Vaughan's Heirs.

To The Hon. B. D. White, Judge of the Circuit Court of Isle of Wight County, Virginia:

Your Commissioner, E. L. Beale, duly qualified and acting in the above styled cause, begs leave to report to Court as follows:

R E C E I P T S:

Sale of Timber to Dr. C.J. Bradshaw	\$6,125.00
Accrued interest on deferred payment	73.48
Sale of Land to J. Tom Bradshaw	700.00
	<u>\$6,898.48</u>

D I S B U S E M E N T S:

Fee allowed by Court	100.00	
5% Commission on \$300.00	15.00	
2% " on 6,598.48	131.96	
Court Costs	22.50	
A.S. Johnson, Commissioner	20.00	✓
Drawing Timber Deed	10.00	
Drawing Land deed	5.00	
Rev. Stamps for Timber deed	6.50	
" " Land "	1.00	
Paid Auctioneer at sale	10.00	✓
" Timber Estimator	10.00	✓
Printing Posters	5.00	✓
Advertising Times-Dispatch	.86	✓
" News-Leader	1.11	✓
Paid first Bond Premium	20.00	
Fee paid Guardian ad Litem	5.00	✓
	<u>Total</u>	<u>363.93</u>

Balance in hand - - - - \$6,534 .55

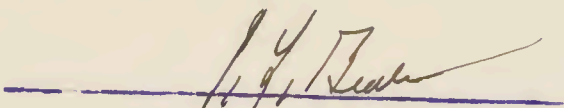
The sum of \$6,534.55 is to be distributed as follows:

To Mrs. Cornelia A. Vaughan for her commuted dower interest at age of 48 years, as per table in Code (10.998)	1,441.28
Carrie V. Beale, heir at law	1,697.76
Erma Lee Vaughan heir at law	1,697.76
Lois Beryl Vaughan, heir at law	1,697.75
	<u>\$6,534.55</u>

Your commissioner would further report that he has paid the sum of \$1,441.28 to Mrs. Cornelia A. Vaughan for her commuted dower interest and has paid the sum of \$1,697.76 to Mrs. Carrie V. Beale for her distributive share in the proceeds of the sale of the timber and land, receipts for each sum being hereto attached, and the sum of \$1,697.76 and \$1,697.75 each for Erma Lee Vaughan and Lois Beryl Vaughan is in his hands on interest.

And would further report that Mrs. Vaughan ^{Mother of Lois Beryl Vaughan} desires the interest on these funds paid over to her for maintenance and support of the said Erma Lee Vaughan and Lois Beryl Vaughan, and that Erma Lee Vaughan is now 21 years old and your commissioner would pay or desires to pay over to her or her mother the total amount of the principal due her.

Respectfully submitted,


SPECIAL COMMISSIONER.

April 1st 1918.

Franklin, Va., January 30th. 1915.

\$1,441.28

Received from E. L. Beale Special Commissioner in the Chancery Suit of Cornelia A. Vaughan Gdn. vs. J. A. Vaughan's heirs the sum of FOURTEEN HUNDRED FORTY ONE and 28/100 Dollars the same being commuted dower interest in the proceeds of sale of timber and small tract of land.

Cornelia A. Vaughan

Franklin, Va., January 30th. 1915.

\$1,697.76

Received from E. L. Beale Special Commissioner in the chancery suit of Cornelia A. Vaughan Gdn. vs. J. A. Vaughan's heirs the sum of SIXTEEN HUNDRED NINETY SEVEN and 76/100 Dollars, the same being my distributive share in the proceeds of sale of timber and a small tract of land.

Carrie V. Beale

100.00

15.00

131.96

22.50

20.00

10.00

5.00

6.50

1.00

10.00

10.00

5.00

86

1.11

20.00

5.00

363.93 *

Fee	100.00
5% on 3000	15.00
2% on 6598 ⁰⁰	131.96
Court Costs	22.50
G. & J. Comm	20.00
Drawing Timber deed	10.00
" Land deed	5.00
Rev. St. Timber Acd	6.50
" " Land "	1.00
Auctioneer	10.00
Timber Estimator	10.00
Printing	5.00
J. D. Pub Co.	86
News Leader	1.11
at Bond Brew.	20.00
Ed & L. L. L. L.	5.00
N. M. Vanghan	1,441.28
~~C. W. F.~~	~~1,697.76~~
~~E. L. V.~~	~~1,697.76~~
~~L. T. V.~~	~~1,697.75~~

6898.48 *

*

Cost Exp -	363.93
	300.00
Mrs. Vaughan	700.00
for House	1,750.00
	750.00
222 Trust	1,500.00
Mrs. Beale -	625.00

5,988.93 *

6898.48
5988.93
909.55

	3500.00
	1441.28
Due by Mrs. V-	2058.72

.00 *

100.00

15.00

131.96

22.50

20.00

10.00

5.00

6.50

1.00

10.00

10.00

5.00

.86

1.11

20.00

5.00

363.93 *

.00 *

1,441.28

1,697.76

1,697.76

1,697.75

6,534.55 *

Received

11/18

1916,

FROM

E. L. Beale Sp. Com

Five \$500/100

DOLLARS

For Glen. ad Litem Tangham vs. Tangham

\$500

A. E. Miller

Received

FROM

E. L. Pease, Sp. Com.

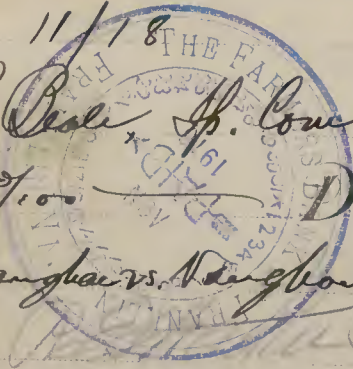
Five 100/100

DOLLARS

See as Gdn. ad Litem Tangbar vs. Tangbar
\$5⁰⁰

11/18

1916



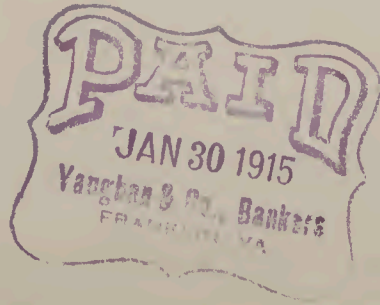
Pay to the Order of

VAUGHAN & CO., Bankers,

Franklin, Va.

News Publishing Company,

Tideewater News.....



FRANKLIN, VA.,

January 30

191*5*

No. _____

Merchants and Farmers Bank 68-193

PAY TO THE
ORDER OF

News Pub. Co.,

\$ *500*

Five 100/100

DOLLARS

FOR

Large Posters

*Vaughan Gdn vs. Vaughans heirs.
Timber Sale.*

E. G. Neal, Special Commissioner

Gas. H. Johnson

PAY TO THE ORDER OF
ANY BANK OR BANKER
FEB. 18 1915
68-4
MERCHANTS NATIONAL BANK
RICHMOND, VA.
THOS. B. HEADAMS, Cash'r 68.

Pay The Citizens Bank of Norfolk,
Norfolk, Va. or Order
ALL PRIOR ENDORSEMENTS GUARANTEED
BANK OF WINDSOR,
Windsor, VA.
T. LEATHERS, Cashier

Pay any Bank or Banker
OR ORDER
FEB 16 1915
THE CITIZENS BANK
68-34

FRANKLIN, VA.,

Feb 4th

191*5*.

No. _____

Merchants and Farmers Bank 68-193

PAY TO THE
ORDER OF

James A. Johnson

\$ *10.00*

Ten & 00/100

DOLLARS

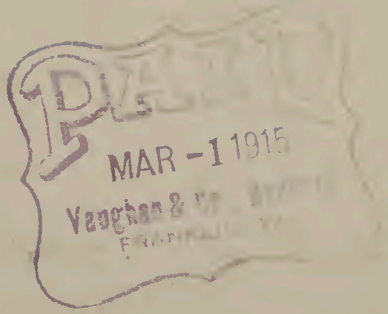
FOR

*Selling Vaughan Timber
and land Nov 21st 1914.*

J. G. Bral

Special Commissioner.

PAY TO
Bank of Smithfield, Va.
OR ORDER
ALBERT S. JOHNSON.



No. _____

FRANKLIN, VA.

March 9 191*5*.

MERCHANTS AND FARMERS BANK

PAY TO THE
ORDER OF

Cash

\$ *650*

Six & 50/100

DOLLARS

*For Revenue Stamps.
Deed to Dr. C. J. Bradshaw
for Nancy Van Linder.*

J. G. Beale, Special Commissioner

-1959-

E. L. Beal,

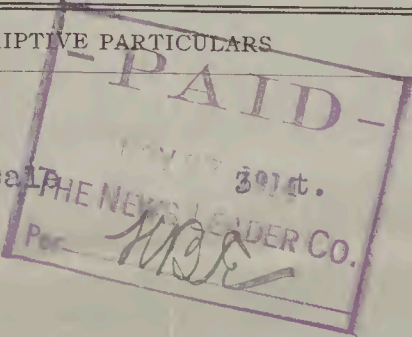
Nov. 18, 1914.

Franklin, Va.

To The News Leader Company

More daily circulation than any other paper in Virginia

Phone, Randolph 8

DATES	DESCRIPTIVE PARTICULARS	AMOUNTS	TOTALS
Nov. 14	Adv. For sale 	1.11	

THIS IS AN ACCOMMODATION INVOICE.

PLEASE BRING THIS BILL WITH YOU.

ACCOMMODATION BILL

The Times-Dispatch Publishing Co., Inc.

RICHMOND, VIRGINIA

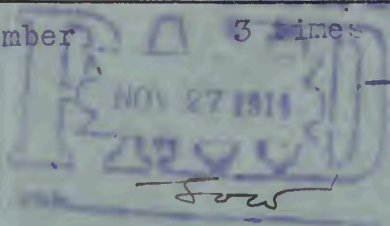
Date Nov. 15-14.

Sold to E. L. Beale

1393

Franklin Va.

For Sale Timber	3 times	.36
		<u>.50</u> .86



Franklin, Va.

Nov. 16, 1914.

E. L. Beale Esq.

To F. W. Rose Dr. For estimating timber on the lands of James

Vaughan

\$10.

F. W. Rose
Paid Nov 18 - 1914

Franklin, Virginia,

E. L. Beale, Special Com't

Bought of **The News Publishing Company**

Publishers of

The Tidewater News

Job Printing and Business Stationery

All Accounnts Payable Monthly

Please Return this Bill With Remittance to be Received

Nov

2

VAUGHAN VS. VAUGHAN'S INFANTS:

300 large posters

\$5 00

*Paid 1/30/15
News Publ
by Scarborough
Thanks*

To Reach Southampton People You Must Advertise in The Tidewater News

3395
6
203.75
5
1018.50

Report E. L. Beale & Co.

Orville A. Vaughan & Co.

vs.

Ja. Vaughan's Heirs,

1918 April Filed.

147p
Jan. 26.
Filed & D.W.

945
1000
1200
1400

E. L. Beale
Attorney at Law
Franklin, Virginia
OFFICES: FRANKLIN AND COURTLAND, VA.

COURTLAND, VA.

April 13"

1918

Mrs. Cornelia A. Vaughan, Gdn. Lois Beryl Vaughan,
Franklin, Va.

TO H. B. McLEMORE, DR.

CLERK OF THE CIRCUIT COURT OF SOUTHAMPTON COUNTY

Lo Copy of Court Order appointing

Guardian

Lo Postage

- 36¢

- 06

- 42¢

Cornelia A. Vaughan, Gdn. etc.

vs.

Vaughan's infants, et als.

TO THE HONORABLE B. D. WHITE, JUDGE OF THE CIRCUIT COURT OF
ISLE OF WIGHT, VIRGINIA.

The undersigned, E. L. Beale, Special Commissioner, duly qualified
and acting in the above cause begs leave to report to Court:

That by reference to report filed in this cause on the 7th day of
December, 1914, it will be seen that the best price offered for a
certain tract or parcel of land at public sale had on the 21st day
of November, 1914, known as the "Johnson Place" which is fully de-
scribed in the bill and proceedings in this cause, on the advertise-
ment attached to said report and in the offer hereto attached and made
a part of this report, was the sum of \$530.00, and as will be seen
from the offer hereto attached Mr. J. Tom Bradshaw has made an offer o
of \$700.00 for the said teact of land, which in the opinion of your
said Commissioner, and the adult parties to this suit, is a fair price
for the said land, and your Commissioner would recommend that the
sale be confirmed and a deed be given to the purchaser thereof, Mr.
J. Tom Bradshaw.

Your Com issioner would further report that Erma Lee Vaugan is now
of age and is entitled to her share of the funds in this cause, and
the funds in hand with the amount from this sale would be amply cov-
ered in the bond formerly given and would respectfully request that
no extra bond be required to receive this \$700.00

Respectfully submitted,


SPECIAL COMMISSIONER.

JANUARY 4th. 1916.

Franklin, Va., December 29th. 1915.

Mr. E. L. Beale, Special Commissioner,
Cornelia A. Vaughan, Gdn. vs. Vaughan's heirs,
Franklin, Va.,

Dear Sir:-

I will give SEVEN HUNDRED (\$700.00) DOLLARS for the "Johnson Place" formerly owned by Joseph A. Carr, and described as follows:

All of that certain tract of land situated in the County of Isle of Wight, containing fifty acres, more or less, and adjoining the lands of Joseph H. Duck and others, it being the same land deeded the 4th day of December, 1900, from Diana E. Bracy to Joseph A. Carr, and bounded as follows: starting at a corner chopped pine adjoining the lines of Edwin Bradshaw and Matthew B. Carr, west along line of chopped trees to line of Jo. H. Duck, then south along line of chopped trees to a branch following run of this branch in a circular manner to the land of Matthew B. Carr, thence north along line of an old ditch to a white oak tree, then along line of chopped trees to point of beginning. This land is known as the Amanda Johnson Place.

Kindly report this to the Circuit Court of Isle of Wight County, Virginia, and if my offer is accepted and confirmed by the Court, you can have deed made to me and I will pay cash for the land.

Yours very truly,

J. Tom Bradshaw

To the Hon. B. D. White,
Judge of the Circuit Court of Isle of Wight County, Virginia:

We feel that the above offer is a fair price for the said tract or parcel of land and respectfully ask that the Court approve the sale to the said J. Tom Bradshaw, and direct that a deed be made him by the Special Commissioner in the suit styled Vaughan, Guardian vs. Vaughan's heirs, which suit this same land was offered for sale and the sale was not confirmed on account of the ~~prize~~ best price offered being only \$530.00

Respectfully,

Cornelia A. Vaughan
Carrie V. Beale
Erma Lee Vaughan
Beryl Vaughan

Report of Special Comm.

Vaughan, Geo.

vs. 185

Vaughan's heirs.

1916. January 8 Filed.

E. L. Beale
Attorney at Law
Franklin, Virginia

OFFICES: FRANKLIN AND COURTLAND, VA.

M.
VIRGINIA FIRE AND MARINE INSURANCE CO.

DAILY REPORT MEMORANDUM.

Use for Explanations that Should Accompany Daily Reports.
Refer to but ONE RISK Hereon.

Agency at _____

191_____

Daily Report of No. _____

Agent.

Coch in Bank
\$ 3029 22

E. L. B. Sp. Co.

6/10/15

Special Commissioner's Sale of Valuable Pine Timber and Farm Land

By virtue of authority of a decree entered in the chancery cause of Vaughan, Guardian vs. Vaughan's Infants, et als., on the 26th day of October, 1914, I, as Special Commissioner appointed by the said decree, will proceed to sell at public auction on

Saturday, November 21, 1914

At About 11 O'clock a. m. in Front of the Post Office, in Carrsville, Va., the Following Property, to-wit:

FIRST: All the PINE TIMBER ten (10) inches across the stump, fourteen (14) inches from the ground, on that certain tract or parcel of land consisting of 208 acres, more or less, and bounded and described as follows: All of that certain tract of land devised by the late James Vaughan by his last will and testament to his son, J. A. Vaughan, now deceased, and bounded on the north by the land formerly owned by John Beale and William Beale, on the ~~west~~ ^{east} by the lands of the Pierce heirs and Mills Eley, on the south by the said Mills Eley, J. T. Bradshaw and the "Cobb place" now owned by the heirs of the said J. A. Vaughan, and on the west by the lands of Junie Rose and S. H. Pruden, it being the same place on which the said James Vaughan and J. A. Vaughan resided during their life-time; and,

SECOND: All that certain tract or parcel of land, containing fifty (50) acres, more or less, and bounded as follows: starting at a corner chopped pine adjoining the lines of Edwin Bradshaw and Matthew B. Carr west along line of chopped trees to line of Joseph H. Duck, the south along line of chopped trees to a branch following run of this branch in a circular manner to the land of Matthew B. Carr, thence along line of an old ditch to a white oak tree then along line of chopped trees to the point of beginning, and known as the Amanda Johnson Place.

Both of the above described being in Windsor Magisterial District, Isle of Wight County, Virginia.

The PINE TIMBER on the first above described is very valuable being located about one (1) mile from Carrsville, Va., on the S. A. L. Ry., and has been variously estimated from one and one quarter million to two and one half million feet, is standing very thick and is very accessible. Three years from date of sale will be given to cut and remove the same, and two years additional from date of sale by paying in advance a sum equal to six per centum, on the purchase price of the said timber for each additional year desired.

The Pine timber on the second above described (50) acres, will be sold, than the land, and afterwards as a whole and the best price obtained reported to Court. This is a very desirable tract of land and well set in timber.

TERMS; One third in cash and the residue in two equal installments payable respectively in one and two years, from day of sale, the credit installments to be evidenced by notes of the purchaser, with six per centum per annum interest from day of sale added, and the title to the property retained as security for the said notes until the whole of the purchase money is paid and a conveyance directed by the Court, and should the purchaser of any of the said timber desire to cut and remove the same before the deferred payments become due, then the purchaser shall pay the deferred payments in full before any of the said timber is cut and removed.

Sale subject to confirmation by the Court.

E. L. BEALE,

Oct. 30th, 1914 Special Commissioner, Franklin, Va.

VIRGINIA: CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF ISLE OF WIGHT
OCTOBER 28TH, 1914.

I, A. S. Johnson, Clerk of the Circuit Court of the County of Isle of Wight, do hereby certify that E. L. Beale, appointed Special Commissioner by decree entered on the 26th day of October, 1914, in the chancery cause in the said Circuit Court of the County of Isle of Wight now pending in which Cornelia A. Vaughan &c. is the complainant and Erma Lee Vaughan and others are defendants, has executed the bond required of him as such, by said decree.

Given under my hand this 28th day of October, 1914.

A. S. JOHNSON, Clerk.

[PLEASE POST]

I hereby certify that the bids below
were the highest bids made for the property
advertised herein at public sale:

Johnson Timber \$50⁰⁰ W.R. Kilby
" Land \$350⁰⁰ J.E. Barrett
Johnson Land & Timber \$530⁰⁰ Camp Mfg Co -
{ Pine Timber on 208 acres \$6125⁰⁰ Dr. C.J. Bradshaw
{ J. Vaughan Home Place

Hearsville Va
Nov 21, 1914.

Jas. H. Johnson
Clerk

I have put up a certified check for \$100⁰⁰ on
the \$6125⁰⁰, and am prepared to comply with
terms of sale when confirmed. The reason
1/3 cash was not put up, is because I do not
know whether sale will be confirmed and
do not want \$2041.66 tied up indefinitely -

11/21/1914

C. J. Bradshaw

Special Commissioner's Sale of Valuable Pine Timber and Farm Land

By virtue of authority of a decree entered in the chancery cause of Vaughan, Guardian vs. Vaughan's Infants, et als., on the 26th day of October, 1914, I, as Special Commissioner appointed by the said decree, will proceed to sell at public auction on

Saturday, November 21, 1914

At About 11 O'clock a. m. in Front of the Post Office, in Carrsville, Va., the Following Property, to-wit:

FIRST: All the PINE TIMBER ten (10) inches across the stump, fourteen (14) inches from the ground, on that certain tract or parcel of land consisting of 208 acres, more or less, and bounded and described as follows: All of that certain tract of land devised by the late James Vaughan by his last will and testament to his son, J. A. Vaughan, now deceased, and bounded on the north by the land formerly owned by John Beale and William Beale, on the west by the lands of the Pierce heirs and Mills Eley, on the south by the said Mills Eley, J. T. Bradshaw and the "Cobb place" now owned by the heirs of the said J. A. Vaughan, and on the west by the lands of Junie Rose and S. H. Pruden, it being the same place on which the said James Vaughan and J. A. Vaughan resided during their life-time; and,

SECOND: All that certain tract or parcel of land, containing fifty (50) acres, more or less, and bounded as follows: starting at a corner chopped pine adjoining the lines of Edwin Bradshaw and Matthew B. Carr west along line of chopped trees to line of Joseph H. Duck, the south along line of chopped trees to a branch following run of this branch in a circular manner to the land of Matthew B. Carr, thence along line of an old ditch to a white oak tree then along line of chopped trees to the point of beginning, and known as the Amanda Johnson Place.

Both of the above described being in Windsor Magisterial District, Isle of Wight County, Virginia.

The PINE TIMBER on the first above described is very valuable being located about one (1) mile from Carrsville, Va., on the S. A. L. Ry., and has been variously estimated from one and one quarter million to two and one half million feet, is standing very thick and is very accessible. Three years from date of sale will be given to cut and remove the same, and two years additional from date of sale by paying in advance a sum equal to six per centum, on the purchase price of the said timber for each additional year desired.

The Pine timber on the second above described (50) acres, will be sold, than the land, and afterwards as a whole and the best price obtained reported to Court. This is a very desirable tract of land and well set in timber.

TERMS; One third in cash and the residue in two equal installments payable respectively in one and two years, from day of sale, the credit installments to be evidenced by notes of the purchaser, with six per centum per annum interest from day of sale added, and the title to the property retained as security for the said notes until the whole of the purchase money is paid and a conveyance directed by the Court, and should the purchaser of any of the said timber desire to cut and remove the same before the deferred payments become due, then the purchaser shall pay the deferred payments in full before any of the said timber is cut and removed.

Sale subject to confirmation by the Court.

E. L. BEALE,

Oct. 30th, 1914 Special Commissioner, Franklin, Va.

VIRGINIA: CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF ISLE OF WIGHT
OCTOBER 28TH, 1914.

I, A. S. Johnson, Clerk of the Circuit Court of the County of Isle of Wight, do hereby certify that E. L. Beale, appointed Special Commissioner by decree entered on the 26th day of October, 1914, in the chancery cause in the said Circuit Court of the County of Isle of Wight now pending in which Cornelia A. Vaughan &c. is the complainant and Erma Lee Vaughan and others are defendants, has executed the bond required of him as such, by said decree.

Given under my hand this 28th day of October, 1914.

A. S. JOHNSON, Clerk.

[PLEASE POST]

Franklin, Va.

Nov. 16, 1914.

E. L. Beale Esq.

Franklin, Va.

Dear Sir:- I find on the lands of James Vaughan, Pine timber to the amount of one and a quarter million feet. This estimate is made on log measure, ten inches across the stump, fourteen inches from the ground. I should think this timber should sell from four to five dollars a thousand, being so conveniently located to the railroad. I believe this timber would cut ten per cent more with a saw mill being placed on the land than it would to sell it in the log.

Tract No 2. Containing fifty acres; I find about seventy-five thousand feet of pine timber. This timber being something like three miles from the railroad, would not be as valuable as tract no 1. I would think that two dollars and a half per thousand feet would be about a fair value for this timber.

With best wishes,

Yours very respectfully,

J. W. Rose

Cornelia A. Vaughan, Gdn. etc.

vs.

Vaughan's Infants, et als.

TO THE HONORABLE B. D. WHITE, JUDGE OF THE CIRCUIT COURT OF
ISLE OF WIGHT COUNTY, VIRGINIA:

The undersigned, E. L. Beale, Special Commissioner, duly
qualified and acting in the above cause begs leave to report to
Court:

That in obedience to a decree entered in the said cause on
the 26th day of October, 1914, he on the 21st day of November, 1914,
exposed to public sale at Campville, Virginia, the Johnson tract
of land containing 50 acres, first the timber which brought \$50.00
second the land without timber, which brought \$350.00, and third
the land and timber as a whole which brought \$530.00 and was bid
in by the Camp Manufacturing Co. Your commissioner is of the opin-
ion that the prices are too little and would recommend that the
sale for this be not confirmed, and so stated that this would be
recommended to the Court, to Mr. F. D. Can, President of the Camp
Manufacturing Co. who did the bidding.

Your commissioner would further report that the PINE TIMBER
on the J.A. Vaughan home place down to 10 inches across the stump
14 inches from the ground, was bid off by Dr. C. J. Bradshaw for
the sum of \$6,125.00, which was the highest bid, and considering
the estimate as made by Mr. F. W. Rose and what others interested
in this timber had to say in regard to it, and upon the request
of Mrs. Vaughan your commissioner thinks it well to recommend to
the Court that the sale therefor be confirmed.

Attention of the Court is called to what Dr. Bradshaw, the pur-
chaser has to say in regard to complying with the terms of the sale,
and would report that Mr. J. D. Abbitt, cashier of the Merchants
& Farmers Bank told your commissioner on Saturday December 5th.
that he would give your commissioner a cashiers check for the one
third purchase price on Tuesday December 8th. 1914.

Respectfully submitted,

E. L. Beale
Special Commissioner.

December 7th. 1914.

Now Commissioner would further report that Dr. C. J. Bradshaw states that he expects
to begin cutting the said timber during the coming spring, and such being the case he
desires to give notice for deferred payments with interest from date of sale payable in one
and two years, instead of the interest being added to the notes, and your Commissioner
asks that the decree be amended in this respect for the deferred payments.

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Report of E. L. Beale,
Special Commissioner.

Cornelia A. Vaughan, Guardian

vs.

Vaughan's Infants.

1914: December 10, Filed.

B.W.S.

ERNEST L. BEALE
ATTORNEY AND COUNSELLOR AT LAW
FRANKLIN, VIRGINIA

TAKE NOTICE

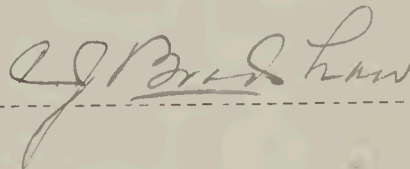
Dr. C. J. Bradshaw,
Carrsville, Va.,

The undersigned will apply to the Judge of the Circuit
Court of ~~Southampton~~ ^{Isle of Wight} County in ~~Chambers~~ ^{Session}, on the 7th day of
~~December~~, ... 1914 for a decree confirming the sale of the
~~land~~ ^{land} purchased by you at the sale held at Carrsville, Va.,
on the 21st day of ~~November~~ 1914.

12/1/14.


Special Commissioner.

I accept Service of the above notice



VIRGINIA: CIRCUIT COURT OF THE COUNTY OF ISLE OF WIGHT.

Cornelia A. Vaughan, guardian,

vs) Chancery. No. 185.

Erma Lee Vaughan and Lois Beryl Vaughan, infants.

REPORT OF COMMISSIONER.

TO HONORABLE B. D. WHITE,

JUDGE OF THE CIRCUIT COURT OF THE COUNTY OF ISLE OF
WIGHT.

The undersigned, one of the Commissioners in Chancery of the Circuit Court of the County of Isle of Wight, to whom has been referred the papers in the above entitled cause for the execution of a decree entered herein on the 28th. day of August, 1914, respectfully reports that:

On the 22nd. day of September, 1914, your Commissioner went to Carrsville, in Isle of Wight County, Virginia, at the request of counsel for the complainants, and there took the evidence of Gavin Rawls, W. L. Bryant and E. L. Beale, in the presence of the attorney for the complainants, E. L. Beale, and R. E. L. Watkins, guardian ad litem for the infant defendants, and which evidence is returned herewith to be read as a part of this report.

From the evidence so taken, and from references to the records in the Clerk's Office of the said County of Isle of Wight, your Commissioner is informed and reports:

That James A. Vaughan died siezed of several tracts of land in the County of Isle of Wight, and elsewhere, which are described as follows: The Home Place, of two hundred and eight acres, the annual value of which is two hundred and fifty

or three hundred dollars, and the fee simple value at from nine to ten thousand dollars.

The Cobb place of 156 acres, the annual value of which is two hundred and fifty dollars and the fee simple value of which is six thousand dollars

There are two lots in Carville, upon which warehouses are situate, the whole being worth, annually, a hundred and forty dollars, or such matter, and the fee simple value of which is estimated at something over fifteen hundred dollars, probably two thousand.

The Sterling Halliday place of twenty acres has an annual value of fifty dollars and a fee simple value of six hundred dollars.

The West farm of ninety acres has an annual value of one hundred dollars and a fee simple value of fifteen hundred dollars.

The Johnson place has an annual value of thirty five dollars and a fee simple value of five hundred dollars, or close to five hundred dollars.

There is some property in Norfolk County, vacant lots, that have no annual value, and which is estimated to be of the fee simple value of of a hundred dollars.

There are lots in Elizabeth City County, Virginia, estimated to be of the fee simple value of one thousand dollars, with no annual value, there being no buildings thereupon.

The appraisement of the personal estate amounts to \$14,856.57, which is fully all that it is worth and probably more, as much of the personalty consists of notes and bonds, some of which will hardly be collected in full.

2. It appears that the Home Place is well set in pine timber, variously estimated at from \$4,000 to \$10,000 in value. It does not appear that any careful estimate of the value of the timber has been made by any person of experience, if it has been

the testimony does not disclose it. It also appears that the timber is so thick that a lot of it is dying out to give the other room to grow. It is in evidence that to sell the timber on the said Home Place at this time would be of great advantage, on account of the fact that it is dying. Your Commissioner believes that it will be to the best interest of all parties concerned to make sale of the standing pine timber in the Home place, at this time, and to invest the proceeds derived therefrom under the supervision and direction of the Court.

The Johnson place is a small tract of some fifty acres, and is separate and a part from any of the other land, and is without improvement and is deteriorating in value, and that it would be to the best interest of all parties concerned to make sale thereof and to invest the proceeds derived from such sale in accordance with the direction of the Court.

It does not appear that it will be to the interest of any party herein to make sale of any of the other real property at this time.

3. It does not appear that the right of any person will be violated by a sale of the Standing Pine Timber on the Home Place and the Johnson tract, as a whole.

4. The necessary parties to this suit are before the Court. They are, Cornelia A. Vaughan, widow of James A. Vaughan, who is forty eight years of age: Carrie V. Beale, a daughter of James A. Vaughan, Erma Lee Vaughan aged nineteen years, and Lois Beryl Vaughan, aged thirteen years. In case of the death of said infants, or either of them, the surviving child or children would be their heirs.

5. Your Commissioner recommends that the attorney in this cause be allowed the sum of \$_____ for his services herein.

Your Commissioner reports that the guardian ad litem, R. E. L. Watkins, of the infant defendants herein, absented himself

from his office a day to attend the taking of the testimony
in this case, and is entitled to receive the sum of \$_____
for such attendance and service herein.

Respectfully submitted,

W. Johnson

Commissioner's fee, ...\$ 20.00

Dr. Gavin Rawls being duly sworn, deposes and says:

Q. Please state your name, age, residence and occupation?

A. Gavin Rawls, I am fifty seven years of age, am a physician, and live in Isle of Wight County.

Q. Are you acquainted with the real estate of which James

A. Vaughan died seized and possessed, and if so, please state a description thereof and its location? A. There is the Home Place, upon which he resided at the time of his death, of about two hundred and eight acres, The Cobb place, of about one hundred and fifty six acres, the Johnson place, of some fifty acres, more or less, one lot in Carrsville, about a half acre, the Sterling Halliday place, of about twenty acres, and the West farm, of about ninety acres, all in Isle of Wight County, and I understand that he owned some lots in Norfolk County and some in Newport News.

Q. Dr. are you advised of the fee simple and annual values of these several lots of land. A. No, I am not.

Q. The suit has been brought, Doctor, for the purpose of subjecting the pine timber on the Home place to sale, and also the entire Johnson tract. What do you think of its advisability, and why? A. The timber on the Home place is thickly set, and the older timber is dying out and the young timber has not a good chance to grow. There is now a better market for the timber than there will probably be for some time to come. For these reasons I would think it advisable to make sale of this timber. The Johnson place which is sought to be sold is so located that it is not easily accessible, it is unproductive, and I believe that it is diminishing in value, and the sooner it is sold the better.

Q. What do you consider its fee simple value? A. I have not been upon the land for some time. I used to go over it a great deal when I hunted. I hunted over it for several years, and I know that the last few years that I hunted it it ap-

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peared to me to be coming down. I should say that ten dollars an acre would be a fair price for the land. There is about fifty acres, and that would make its value five hundred dollars. I cannot estimate the annual value now but when I knew it some three years ago it would not rent for more than thirty or forty dollars.

Q. Do you think it would be to the interest of the infant defendants herein to sell the pine timber on the Home Place, and the entire Johnson tract, and reinvest the proceeds arising therefrom in other property, under the direction of the Court? I think so.

Q. Do you think that it would be to their interest to dispose of any of the other property mentioned herein and in the Bill? No, not at this time.

Q. You are acquainted with the parties in interest are you not, if so name them? A. I am. Mrs. Cornelia Vaughan, widow, and Carrie V. Beale, a daughter, Erma Vaughan, a daughter, and Beryl, a daughter.

Q. Do you think that the interest of any of the parties in interest would be violated by a sale of the timber on the Home Place and the entire Johnson tract, and an investment of the proceeds arising therefrom in other property, under the direction of the Court? A. I do not, not at all.

And further this deponent saith not.

Gavin Rawls

The Witness, W. L. Bryant, being duly sworn, deposes and says:

Q. Please state your name, age, residence and occupation? A.

W. L. Bryant, 46 years of age, I reside on the late J. A.

Vaughan's Home Place in Isle of Wight County, Virginia, and my occupation is merchandising and farming.

Q. Are you acquainted with the real estate of which James A.

Vaughan died seised and possessed, and if so, please state a

a description thereof and its location? A. His home place on

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which I reside consisting of about 200 acres, the farm on which Mr. James Scott lives known as the "Cobb Place" consisting of about 150 acres; the Johnson place of about 50 acres; 1 lot in Carrsville of about 1/2 acre; the Sterling Halladay Place of about 20 acres; the "Billie West" farm of about 90 acres; and some lots in Norfolk County Virginia, and some lots near Newport News, Va.

Q. Mr. Bryant are you acquainted with the fee-simple and annual values of any of these parcels of land? A. No, none of it except the place on which I live. I pay \$250.00 rent for that for this year.

Q. Mr. Bryant, this suit has been brought by Mrs. Cornelia A. Vaughan as Guardian of the infant children of the late J. A. Vaughan against the other party interests in the same to sell the ~~timber~~ PINE TIMBER on the Home Place and the Johnson tract of land in its entirety. What do you think of the advisability, and why? A. I think to sell the Pine Timber on the Home Place at this time would be well because it is very thickly set and some of it is dying, and Mr. Vaughan during his life-time and just before he was ~~taken sick~~ had decided to sell it for that reason, and too, in a few years, if it is not cut too small it will soon be grown up again. The Johnson place is some distance from any other land of Mr. Vaughan's estate and I think it would be well to sell that because it is now in need of a fence around most of the cleared land, besides it is very poor and will cost right much to get it in any good state of cultivation, besides it is away from any road and I really think it will depreciate in value unless right much is spent on it to keep it up.

Q. What do you think its fee-simple value is? A. I should say about \$400.00 to \$500.00

Q. What do you think it ought to rent for annually? A. About \$30.00

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Q. Do you think that it would be to the interests of the infants in this suit to sell the Pine Timber on the Home Place and the Johnson Place in its entirety? and re-invest the proceeds therefrom in other property under the direction of the Court? A. Yes, I think so.

Q. Do you think that it would be to the interests of any of the parties to dispose of any of the other real estate at this time? A. No, I do not.

Q. Do you think that the interests of any parties to this suit would be violated by a sale of the Pine Timber on the Home place or by a sale of the Johnson Place? A. No.

Q. Are you acquainted with the parties in interest in this suit, and if so please name them? Yes. Mrs. Cornelia A. Vaughan, widow of J. A. Vaughan; Mrs. Carrie V. Beale, a daughter; Erma Lee Vaughan, a daughter and Beryl Vaughan, a daughter.

Q. Mr. Bryant what in your mind is a fair value of the Pine timber on the Home Place of the late J. A. Vaughan on which you reside? A. I do not know except what I have heard other people say, and I have heard that it is worth about \$4,000.00 down to 10 inches across the stump.

And further this deponent saith not.

W. L. Bryant

R. L. Beale, being duly sworn deposes and says:

Q. Please state your name, age, residence and occupation. A. R. L. Beale, 34 years of age, residence Franklin, Southampton County, Virginia, and am practicing law.

Q. Are you acquainted with the real and personal estate of which the infant defendants, Emma Lee Vaughan and Lois Beryl Vaughan are entitled or possessed, their respective shares and how acquired, where it is situated, and its fee-simple and annual values, and if so, please state what in your opinion what it is, where located, how acquired, and its fee-simple and annual values?

A. Yes I am fairly familiar with most of it. I married the oldest daughter of the late J. A. Vaughan who is a sister of the infants referred to and am looking after the estate for the heirs, looking after the land for them and settling the estate as administrator.

I think that the bill correctly states the amount of the property. The farm of 208 acres, I should say would be worth something like \$9,000.00 or \$10,000.00 at the present value of land, that is with the pine timber on it; and it rents this year for \$250.00, though I think that it ought to rent for at least \$300.00 or \$350.00

The farm of 156 acres I should say is worth about \$6,000.00, and its rental value ought to be something like \$250.00

The farm of 50 acres, known as the "Johnson tract", which is sought to be sold in this suit, ought to be worth about \$500.00, and it rents this year for \$35.00 There is not any building thereon.

The farm of 20 acres is worth about \$600.00 as there is a fairly good dwelling on it. I should say that the rental value would be about \$50.00

The lot at Carrsville, I should say is worth about \$1,500.00 as there is a peanut warehouse on it. I should say that it would rent for \$100.00 per annum.

The warehouse on the Seaboard Air Line right of way I should say is worth about \$400.00 and it ought to rent for \$40.00 or \$50.00

The 90 acre farm sold to J. Tom Bradshaw I understand was sold by Mr. Vaughan for \$1,500.00, but no deed has been given for it. It ought

to rent for about \$100.00

The lots in Western Branch Magisterial District, Norfolk County, Virginia, are worth only a small sum, I should say \$100.00 They have no rental value.

The lots in Elizabeth City County near Newport News, Virginia, ought to be worth approximately \$1,000.00 They have no rental value.

The personal estate is inventoried \$14,856.57, but it is very doubtful that it will amount to as much as that, as all stock certificates were appraised at par value, and some of the stock is almost, if not worthless. It will also depend on what can be collected that is due the estate. There are a large number of small notes unsecured due by very poor people, both white and colored, and I doubt whether more than 50% of them can be collected.

The shares of the said infants in the real estate is one-third subject to dower of the widow, Mrs. Cornelia A. Vaughan, and of the personal estate their shares is one-third of two-thirds or two-ninths, as the widow takes one-third of the personal estate. They acquired their interests by inheritance.

All the land is located in Windsor Magisterial District, Isle of Wight County, Virginia, except the Norfolk County property and the Elizabeth City County property.

Q. Do you think that the interests of the infant defendants will be promoted by a sale of the 50 acre tract of land described in the bill and known as the "Johnson Place" and by a sale of the PINE timber on the "Home Place" consisting of 208 acres, or any part thereof, and an investment of the proceeds in other property or invested under the direction of the Court, and if so, why?

A. Yes, I think so. Because the Johnson place is very much in need of repairs, such as fencing, ditching, etc. and that will be expensive, besides the place is very poor and will cost right much to get it in a good state of cultivation. To sell the pine timber will be well because it is very thickly set and will not grow much more unless it is cut out, and too, some of it is dying out because it is so thick. Mr. Vaughan, too, during his last illness said that he was going to sell it just as soon as he was able to get up and look after it.

Q. Do you think that the right of any person will be violated by such sale and investment? A. No I do not, as all parties interested desire this land and the pine timber sold.

Q. Who would be the heirs at law or distributees of the said infants if they were dead, and are all such persons properly before the Court and please state the ages of the infant defendants and of the widow, Mrs. Cornelia A. Vaughan? Answer: The heirs at law of the said infants if they should die before becoming of age would be their sister, Mrs. Carrie V. Beale, and she is properly before the Court. The ages of the parties are as follows:

Erma Lee Vaughan, 19 years;

Lois Beryl Vaughan, 13 years;

Mrs. Cornelia A. Vaughan, 48 years.

Q. What would be a fair compensation to be allowed to the Counsel out of the proceeds of sale for his services in this suit? A. I am willing to leave that to the Court.

Q. What in your opinion is a fair value for the Pine Timber on the Home Place of the late J. A. Vaughan? A. I am not advised, but have heard it estimated anywhere from \$4,000.00 to \$10,000.00 I think that being well located about one mile from the railroad and siding at Carrsville, that it ought to bring about \$4.50 to \$5.00 per thousand feet.

And further this deponent saith not

E. J. Beale

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Cornelius A. Vaughan et al

x { January 185
Ernest L. Vaughan et al

Report of Court in the

Filed Oct 1/1914

IN THE CIRCUIT COURT OF ISLE OF WIGHT COUNTY, VIRGINIA:

The separate answer of E. L. Beale to a bill in equity exhibited against him and others in the Circuit Court of Isle of Wight County, Virginia, by Cornelia A. Vaughan Guardian of Erma Lee Vaughan and Lois Beryl Vaughan, infants under the age of twenty one years.

For answer thereto , he says that he believes the statements therein to be true, and does not object to a sale of the land and PINE TIMBER as prayed for in said bill, and believes that it is to the best interests and advantage of all those concerned. He further states that he has no interest whatever in the said land or pine timber, and he believes that the only reason he is made a party to this suit is because he married one of the heirs to the said property.

And now having fully answered, he prays to be hence dismissed with his proper costs, etc.

Affidavit to the foregoing answer waived.

E. L. Beale

Answer
 E. L. Beale

Vaughan. Gdn
 Nf Cy 185
Vaughans Infants et al

Filed
 In the Circuit Court
 of the
 County of H. R. of WIGHT
 185 78 Aug 19/8
 Dist. Thomas Cls

IN THE CIRCUIT COURT OF ISLE OF WIGHT COUNTY, VIRGINIA:

The separate answer of Carrie V. Beale to a bill in equity exhibited against her and others in the Circuit Court of Isle of Wight County, Virginia, by Cornelia A. Vaughan Guardian of Erma Lee Vaughan and Lois Beryl Vaughan, infants under the age of twenty one years.

For answer to the said bill, she says that she believes the statements therein to be true, and that if either of the said infants were dead she and the one surviving would be the only and sole heirs or distributees, and if both of them were dead she would then be the sole heir or distributee. She does not object to the sale of the land and PINE TIMBER as prayed for in said bill.

And she further states that her mother, the said Cornelia A. Vaughan who is complainant in the said bill and guardian of her infant sisters the only children, except herself, of the late J. A. Vaughan, is, as she understands it, entitled to dower in the said land and pine timber prayed to be sold.

And now having fully answered, she prays to be hence dismissed with her costs, etc.

Carrie V. Beale.

Affidavit to the foregoing answer waived.

P. L. Beale
COUNSEL FOR THE DEFENDANTS.

Vaughan, gdn

25 Aug 1855

Vaughan's Infants et al

Answer:

Barrie V. Beale

Filed

In the CLERK'S OFFICE of the

CIRCUIT COURT,

OF THE

COUNTY OF ISLE OF WIGHT

this 27th day of Aug 1914

D. B. Johnson Clk

IN THE CIRCUIT COURT OF ISLE OF WIGHT COUNTY, VIRGINIA:

The answer, under oath, of Irma Lee Vaughan, infant under the age of twenty one years, but over the age of fourteen, to a bill of complaint exhibited against her and another by Cornelia A. Vaughan ~~in her own right and as~~ guardian of Irma Lee Vaughan and Lois Beryl Vaughan and Carrie V. Beale and E. L. Beale, her husband, in the Circuit Court of Isle of Wight County, Virginia:

For answer to the said bill this defendant says that she is 19 years of age; that she, by reason of her tender years, knows but little of the allegations of the said bill; so far as she does know she believes the same to be true, and she sees no reason why the prayer of the bill should not be granted, and accordingly she concurs therein, but she relies upon the Court to protect her interests. And now, having fully answered, she prays to be hence dismissed, with her costs. And she will ever pray, etc.

Irma Lee Vaughan

State of Virginia,

County of Southampton to-wit:

Sworn to before me in my County aforesaid by Irma Lee Vaughan, this 25th day of August, 1914.

*My Commission expires
July 29, 1918.*

W. H. Hays
NOTARY PUBLIC.

James Lee Vaughan
 Separate Answer of
 said infant over
 14 yrs of age.

Vaughan, Edn
 v { Cy 185
 Vaughan's Infants

Filed

In the Clerk's Office of the

Circuit Court

of the

County of Dale in Wight

this 28th day of Aug 1914

Wm. A. Johnson, Clerk

IN THE CIRCUIT COURT OF ISLE OF WIGHT COUNTY, VIRGINIA:

The answer of Irma Lee Vaughan and Lois Beryl Vaughan, infants under the age of twenty one years, by R. E. L. Watkins, their guardian ad litem assigned to defend them in this suit, and the answer of the said R. E. L. Watkins guardian ad litem of the said infant defendants, to a bill of complaint exhibited against the said infants, by Cornelia A. Vaughan ~~in her own right and~~ as guardian of the said Irma Lee Vaughan and Lois Beryl Vaughan and Carrie V. Beale and E. L. Beale, her husband, in the Circuit Court of Isle of Wight County, Virginia:

For answer to the said bill the said infant defendants by their guardian ad litem answer and say that being of tender years they do not know what their true interests are in relation to the subject matter of the said bill, nor do they know whether therein are true or not. They confide the protection of their interests therein to the care of the Court. And the said guardian ad litem of the said infant defendants for answer to the said bill answers and says that he knows nothing as to the truth or falsity of the statements in the bill contained. He prays full protection for the infant defendants. And now, having fully answered, these defendants pray to be hence dismissed, with their costs, etc.

Irma Lee Vaughan

R. E. L. Watkins
Guardian ad Litem for Irma Lee
Vaughan and Lois Beryl Vaughan.

Beryl Vaughan
State of Virginia,

County of Southampton, to-wit:

Sworn to before me in my County aforesaid by R. E. L. Watkins, Guardian ad Litem as aforesaid, this 25th day of August, 1914.

Commission
exp. Apr 7-1917

E. C. Beale
NOTARY PUBLIC.

*Answer of R.E. Watkins
Guardian ad Litem
of the Infants Defendants.*

*Vaughans Gdn
n { Cy 185
Vaughans Infants
et als.*

Filed

In the CLERK'S OFFICE of the
CIRCUIT COURT,
OF THE

COUNTY OF ISLE OF WIGHT

this 28 day of Aug 1914

Robt. Robinson

To The Honorable B. D. White, Judge of the Circuit Court of Isle of Wight, County, Virginia:

Your petitioner, Erma Lee Vaughan respectfully represents unto the Court that she is now twenty one (21) years old having been born on the 9th day of December, 1895, and prays that an order may be entered in the chancery suit of Cornelia A. Vaughan Guardian vs. J. A. Vaughan's heirs, directing that E. L. Beale Special Commissioner in said suit pay over to her the amount of money due her in the proceeds of the sale of timber and land.

Respectfully,

Erma Lee Vaughan
Age 23 years.

State of Virginia,

County of Southampton, to-wit:

I, W. C. Beaman a Notary Public in and for the County aforesaid in the State of Virginia do hereby certify that Erma Lee Vaughan whose name is signed above this day made oath before me that she is past the age of twenty one years.

Subscribed and sworn to before me this 11th day of April, 1918.

W. C. Beaman
NOTARY PUBLIC.

My Commission Expires April 6th, 1921.

Vaughan
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Vaughan

Deborah of
Emma Lee Vaughan

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To the Honorable B. D. White, Judge of the Circuit Court of Isle
of Wight County, Virginia:

Your petitioner, Cornelia A. Vaughan respectfully represents
unto the Court that she is the duly qualified guardian of Lois
Beryl Vaughan, and is her mother, and as such guardian and mother
the said Lois Beryl Vaughan is dependent on her for support and
maintenance; and that there is in the hands of E. L. Beale Special
Commissioner in the chancery suit of Cornelia A. Vaughan Guardian
vs. J. A. Vaughan's heirs a certain amount of money invested by
order of the Court; and that it is necessary for the income and
interest from such money to be paid to your petitioner Cornelia A.
Vaughan Guardian and mother of said Lois Beryl Vaughan for her
maintenance and support.

Your petitioner therefore prays that an order may be en-
tered by your Honor directing that the said E. L. Beale Special
Commissioner pay to her all interest and income on said money for
each year since the said money was invested, less charges and taxes.
A certified order of the qualification as Guardian of your petitioner
is herewith filed.

Respectfully,

Cornelia A. Vaughan

April 11th., 1918.

IN THE CIRCUIT COURT OF ISLE OF WIGHT COUNTY, VIRGINIA:

To the Honorable B. D. White, Judge of the Circuit Court of Isle of Wight County, Virginia:

Humbly complaining, sheweth unto your honor your complainant, Cornelia A. Vaughan guardian of Erma Lee Vaughan and Lois Beryl Vaughan, infant childred of herself and the late J. A. Vaughan, that she was appointed and qualified as the guardian of the said infants in your honor's court on the 24th day of August, 1914, as will appear from a certificate of the clerk of the court showing the same, herewith filed, marked "A" and prayed to be taken as a part of this bill. That the said infants are aged as follows: Erma Lee Vaughan 19 years of age and Lois Beryl Vaughan 13 years of age. That the said infants are joint owners with their sister, Carrie V. Beale, in fee-simple, subject to the dower interest of your complainant, of the following real estate, viz:

- 1 farm located in Windsor Magisterial District, Isle of Wight County, Virginia, consisting of 208 acres, more or less;
- 1 farm located in same district, county and State, consisting of 156 acres, more or less;
- 1 farm located in same district, county and State, consisting of 50 acres, more or less;
- 1 farm located in same district, county and State, consisting of 20 acres, more or less;
- 1 lot located in same districe, county and State, at Carrsville, Va., consisting of about one half acre, more or less;
- 1 warehouse located in same district, county and State, at Carrsville, Va., on the right of way of the Seaboard Air Line Railway Company;
- 1 farm located in same district, county and state, consisting of about 90 acres, more or less, sold to J. Tom Bradshaw, but no deed given therefor;
- 2 small lots in Western Branch Magisterial District, Norfolk County, Virginia;
- 4 small lots located in Elizabeth City County, Virginia, near the City of Newport News, Va.

The said real estate was derived by the said infants by descent, having been owned by their father, the late J. A. Vaughan, who died intestate.

That this is all the property, real or personal, which the

said infants own, except, their shares of the personal property belonging to the late J. A. Vaughan, which is now in the hands of M. L. Beale, Administrator, of said decedent, your complainant being entitled to one third of the same, and each of the said infants to one third of the remainder, or two-ninths: an inventory and appraisal of the said personal property amounting to \$14,856.57, including doubtful notes and bonds unsecured and bonds to value of \$3,000.00 or \$4,000.00 but the ~~real~~ value of which is very doubtful.

Your complainant thinks that the interests of her wards will be greatly promoted by a sale of the PINE TIMBER on the real estate first above mentioned consisting of 208 acres, more or less, and bounded and described as follows: All of that certain tract of land devised by the late James Vaughan by his last will and testament to his son, J. A. Vaughan, now deceased, containing 209 acres, more or less, and bounded on the north by the land formerly owned by John Beale and William Beale, on the east by the lands of the Pierce heirs and Mills Eley, on the south by the said Mills Eley, J. T. Bradshaw and the Cobb place now owned by the heirs of the said J. A. Vaughan, and on the west by the lands of Junie Rose and S. H. Pruden, it being the same place on which the said James Vaughan and J. A. Vaughan resided during their lifetime; and a sale of that certain tract of land situate in the County of Isle of Wight, Virginia, containing fifty (50) acres, more or less, and adjoining the lands of Joseph H. Duck and others, it being the same land deeded from Joseph A. Carr and Wife by their deed dated January 6th. 1910, and bounded as follows: starting at a corner chopped pine adjoining the lines of Edwin Bradshaw and Matthew B. Carr west along line of chopped trees to line of Joseph H. Duck, the south along line of chopped trees to a branch following run of this branch in a circular manner to the land of Matthew B. Carr, thence north along line of an old ditch to a white oak tree then along line of chopped trees to point of beginning, ^{deed for which is filed herewith marked Exhibit 2} and known as the Amanda Johnson place, and investment of the proceeds in other property, as provided by the statute in Virginia; and she thinks the following facts are calculated to show the propriety of such sale and investment:

(a) The parcel of land that is desired to be sold is located off the road where it is difficult to get anyone to rent the said property; there is only a small part of the same cleared which may be cultivated, and there is no house on the property; a part of this land is fairly well set in timber and a timber buyer has expressed the desire to buy the said land while he is cutting the timber on land adjoining this piece; the land rents for a small sum and if the same is held longer it will be expensive to erect fences and a house; and your complainant believes that it would be well to sell the timber and the land separate and as a whole; and,

(b) the PINE TIMBER on the home place is very thickly set and is now of good merchantable size and ready for marketing; in fact the timber is so thick that in some places it is dieing out and depreciating in value; the late J. A. Vaughan had about contracted to sell it while he was living and had had several people to look at it and submit prices what they were willing to pay for same; that your complainant relies very much on his judgment, who during his last illness said that as soon as he was able to be up that he was going to sell the said timber, and your complainant is willing to be governed by what he thought was best to do; several timber dealers and lumber manufacturers are interested in the purchase of same now, and perhaps will not be later on; to sell all the pine timber d n to ten (10) inches across the stump, fourteen (14) inches from the ground and to allow a short time, say two years within which to cut and remove the same from the date of sale, with the privilege of two additional years by paying interest on the purchase money at the rate of six (6%) per centum. per annum. , then the smaller trees would begin to grow and in a few years there will be as much timber on the land as there is now, while if allowed to stand as thick as it is now it will grow very little and will not sell for more in several years in my opinion and in the opinion of others than it will sell for now:

And your complainant believes that the rights of no person will be violated by such sale and investment.

If either of the said infants were dead the one surviving and Carrie V. Beale would be her sole heirs or distributees, and if

both of the said infants were dead Carrie V. Beale would be their sole heir or distributee.

Your complainant further alleges that she is entitled to dower in the said land and pine timber, and she desires the same to be computed as a cash value and that the proceeds of same to which she is entitled be paid her in cash.

In tender consideration of the premises, and forasmuch as your complainant is remediless ~~in the premises~~ therein, save in a court of equity, wherein such matters are cognizable and relievable, your complainant therefore prays that the said Erma Lee Vaughan and Lois Beryl Vaughan infants under the age of twenty one, and Carrie V. Beale and E. L. Beale, her husband, may be made parties defendant to this bill, and required to answer the same; the infants by their guardian ad litem to be assigned them, except that the infants over fourteen may be required ~~may be required~~ also to answer in person and under oath, and the adults in proper person, though not under oath, which is hereby waived; that a guardian ad litem may be assigned the said infants to defend their interests in this suit, and who may also be required to answer the said bill under oath; that the said land and pine timber may be decreed to be sold, and the proceeds invested as the court shall direct; that all proper allowances and counsel's fees may be made in this suit; that all proper accounts may be taken, inquiries directed, and such other and further and general relief may be granted, as to equity and good conscience may seem meet and proper. Let subpaena go. And your complainant will ever pray, etc.

Cornelia A. Vaughan.

State of Virginia,
County of Southampton, to-wit:

I, L. A. Gay a Notary Public in and for the County aforesaid in the State of Virginia, do certify that Cornelia A. Vaughan, the complainant in the above suit, this day personally came before me in my County aforesaid, and made oath that she believes the several statements made in the foregoing bill to be true.

Given under my hand this 26th day of August, 1914.

My commission expires

July 29, 1918.

L. A. Gay
Notary Public.

1
BILL IN CHANCERY.

Cornelia A. Vaughan, Guardian
of Erma Lee Vaughan and Lois
Beryl Vaughan, infants under
the age of twenty one years.

VS.

Erma Lee Vaughan and Lois Beryl
Vaughan, infants under the age
of twenty one years, the former
over 14 years and the latter
under 14 years, and Carrie V.
Beale and E. L. Beale, her hus-
band.

1914: August 28 Filed.

We consent that this cause be
submitted to this Court in va-
cation for such decisions and
decrees, judgments and orders
as may be made in term.

E. L. Beale
COUNSEL FOR COMPLAINANT.

R. L. Barker
Guardian ad Litem for the in-
fant defendants, Erma Lee Vaugh-
and and Lois Beryl Vaughan.

ERNEST L. BEALE
ATTORNEY AND COUNSELLOR AT LAW
FRANKLIN, VIRGINIA

In the Circuit Court of Isle of Wight County.

Cornelia A. Vaughan, Guardian
of Erma Lee Vaughan and Lois
Beryl Vaughan

vs. § 185

Carrie V. Beale and E. L. Beale,
her husband, Erma Lee Vaughan and
Lois Beryl Vaughan, the last two
infants under the ages of twenty
one years by R.E.L. Watkins, their
Guardian ad Litem.

In vacation, on the 13th day of January 1916

This day this cause came on to be further heard upon the papers formerly read and upon the report of E. L. Beale Special Commissioner dated January 4th. 1915, and this day filed by leave, ~~of~~ ~~Court~~, reporting that J. Tom Bradshaw had made an offer of \$700.00 for a certain tract or parcel of land mentioned in the bill and proceedings and hereinafter described, to which report there is no exception, and was argued by counsel:

On consideration whereof, it being clearly shown from said report and from the report of Commissioner in Chancery A. S. Johnson heretofore filed in this cause, independantly of any admissions in the answers, that the said offer of J. Tom Bradshaw of \$700.00 is a fair price for the said land hereinafter described, and that the interests of the infants as well as the adults will be promoted by a sale thereof, and ~~the~~ ~~Court~~ ~~being~~ of the opinion that the rights of no person will be violated thereby, ~~the~~ ~~Court~~, doth by the consent of all parties, the guardian ad litem consenting for the infants, approve and confirm the said report, and doth adjudge, order and decree that E. L. Beale the Special Commissioner, heretofore appointed in this suit, convey the said tract or parcel of land known as the "Johnson Place" which is described as follows: All of that certain tract or parcel of land situated in the County of Isle of Wight, containing fifty acres, more or less, and adjoining the lands of Joseph H. Duck and others, it being the same land deeded the 4th day of December, 1900, from Diana E. Bracy to Joseph A. Carr, and bounded as follows: starting at a corner chopped pine adjoining the lines of Edwin Bradshaw and Matthew B. Carr, west along line of chopped trees to line of Joseph H. Duck,

then south along line of chopped trees to a branch following run of
this branch in a circular ^{way} ~~manner~~ to the land of Matthew B. Carr, thence
north along line of an old ditch to a white oak tree, then along line
of chopped trees to point of beginning, (this land is known as the
Amanda Johnson Place), to the said J. Tom Bradshaw with special warranty
of title, and collect from the ^{said J. Tom Bradshaw} ~~the~~ aforesaid purchase price of \$700.00

And the Commissioner will report to Court.

*All of which
is certified to the Clerk of this Court & be
entered in vacation in the Chancery Order
book.*

*J. D. White
July 7, 1891.*

Fourth Decree

Cornelia A. Vaughan, Gdn. etc.

vs. } 185

Vaughan's heirs.

1916: Jnauary 8th, Enter.

We Consent:

R. H. H. H.
Guardian ad Litem for infants.

E. L. Beale
Counsel for Adults.

6077319

E. L. Beale
Attorney at Law
Franklin, Virginia

OFFICES: FRANKLIN AND COURTLAND, VA

VIRGINIA: CIRCUIT COURT OF THE COUNTY OF ISLE OF WIGHT.

Cornelia A. Vaughan, Guardian etc.

vs) 185.

Vaughan's Infants et als.

This cause came on this day to be again heard upon the papers formerly read, and upon the report of E. L. Beale, Special Commissioner, this day filed, by leave of court, reporting ^{the} sale of the tract of land mentioned in this proceeding as the Johnson place, of fifty acres, for the sum of five hundred and thirty dollars, and the ~~sale~~ ^{on the Johnson place} of the pine timber, ^{ten} inches across the stump, wood measurement, fourteen inches from the general level of the ground at the time of cutting, the purchaser to have three years from the date of sale to cut and remove said timber, with the further time of two years by payment of an annual amount for the additional time ^{said} ~~he shall desire~~, equal to six per cent of the purchase price of said timber, for such privilege, on the home tract of land of the late J. A. Vaughan, mentioned in this proceeding, adjoining the lands of the estate of John and William Beale, the Pierce heirs, Mille Eley, J. T. Bradshaw, J. E. Rose and S. H. Pruden, to C. J. Bradshaw for the sum of six thousand, one hundred and twenty five dollars:

On consideration whereof, it appearing to the Court that five hundred and thirty dollars is an insufficient amount for the the said Johnson tract of ^{land} ~~land~~, ^{the} ~~land~~ thereof is not confirmed; and it further appearing to the court that \$6125.00 is a fair price for the pine timber upon the said home tract of land of J. A. Vaughan, coupled with the timber rights set out above, ~~is a fair price therefor~~ ^{the} sale of said timber is hereby confirmed.

And it appearing to the court that C. J. Bradshaw, the purchaser of the said timber, desires to pay one third of the pur-

chase price of said timber in cash, and to pay the balance in one and two years, in equal installments, executing his notes for the deferred payments, which shall be in equal amounts, payable in one and two years, respectively, from date, carrying interest from date at the rate of six per centum per annum, payable annually, it is adjudged, ordered and decreed that the said special commissioner shall collect from said C. J. Bradshaw one third of the said purchase price, in cash, and shall take from him his two several notes for the deferred payments, which said notes shall be equal in amount, payable, respectively, in one and two years from the date of sale, carrying interest at the rate of six per centum per annum, to be paid annually, said notes to be payable to said special commissioner, and shall contain a waiver of the Homestead Exemption, and deposited by said Special Commissioner with the papers of this cause, ^{be} *and the title to said timber is retained until the payment of the entire cash payment above mentioned, the said Special Commissioner shall* ~~the said Special Commissioner shall~~ *purchase price* ~~execute to the said C. J. Bradshaw a deed therefor, with Special Warranty, which deed shall convey to said C. J. Bradshaw the pine timber on the home place of the said J. A. Vaughan, above described, ten inches on the stump (wood measurement) fourteen inches from the general level of the ground at the time of cutting, with the right to cut and remove the same within three years from the date of sale, which date the said deed shall bear, and with the further privilege of two years, by payment of any amount, annually, equal to six per cent of the purchase price of said timber, to said Special Commissioner, and which said deed shall reserve a lien upon said timber for the security of the deferred payments, and further providing that not over one third of said timber shall be cut before the second payment is made, and not over two thirds the cut shall be cut before final payment is made.~~

Out of the first payment the said Special commissioner

is directed to pay

all costs of this suit, which have accrued to that time, a fee of one hundred dollars to E. L. Beale, as attorney in this cause, and out of the balance he shall pay to Cornelia A. Vaughan, widow of said J. A. Vaughan, her commuted dower interest ^{*in the entire purchase price*} ~~therein~~, based upon forty eight years of age, as set out in the bill filed in this cause; and out of the balance remaining after ^{*the*} payment of such costs and the commuted dower interest of said Cornelia A. Vaughan, he shall pay one third to Carrie V. Beale, a daughter of said J. A. Vaughan, and the remainder, which belongs to Erma Lee Vaughan and Lois Beryl Vaughan, the infants herein mentioned, he shall invest ^{*on loan on*} ~~in~~ real estate worth at least one third more than the amount invested, taking the bond of the borrower therefor, payable on demand, bearing interest at six per centum per annum, payable annually, and secure the same by first deed of trust on the real estate upon which it is loaned, the buildings thereon to be insured for the benefit of the said special commissioner, ^{*the*} policy or policies of insurance therefor to be assigned to his trustee, as his interest may appear, such loan to be first approved by the Court.

As the deferred payments are made, the costs of the ^{*and accrued taxes*} suit, to that time shall be paid, ~~and the remainder of the commuted dower interest herein mentioned shall be paid~~, ^{*the*} the said Carrie V. Beale paid her interest, and the balance accruing to said infants shall be treated as provided for herein as to the first payment.

The said Special Commissioner shall take receipt for all payments or distributions made by him and file herein.

And the said Special Commissioner shall make report to the Court at the next term thereof how he has executed this decree.

3rd Decr

Vaughan, Geo r
" f C 185
Vaughan.

Decr
Decr 10
1914

Enter this.
B. L. W.

COB 77270

Cornelia A. Vaughan, Guardian of
Erma Lee Vaughan and Lois Beryl
Vaughan, infants under the age of
twenty one years.

vs.

Erma Lee Vaughan and Lois Beryl
Vaughan, infants under the age of
twenty one years, and Carrie V. Beale
and E. L. Beale, her husband.

This cause came on this day to be again heard on the papers
formerly read and on ^{the} report of E. L. Beale, Special Commissioner,
reporting ^{the} sale of the Johnson tract of land containing 50 acres
mentioned and described in the bill, the best ^{offer} price obtained there-
for being \$550.00, which price is considered too little, ^{and which} ~~and it ap-~~
~~pearing from the said report that the purchaser thereof at the said~~
~~sale has been notified that this Court would be asked not to con-~~
~~firm the said sale, the Court doth ^{doth refuse to confirm} decline the same null and of no~~
~~effect, ^a and the said E. L. Beale~~ Special Commissioner reporting
further ~~by his said report~~ that the PINE TIMBER on the J. A. Vaughan
home place containing 208 acres, more or less, and bounded on the
north by the land formerly owned by John Beale and William Beale,
on the east by the lands of the Pierce Heirs and Mills Eley, on
the south by the said Mills Eley, J. T. Bradshaw and the Cobb Place
now owned by the heirs of the said J. A. Vaughan, and on the west
by the lands of Junie Rose and S. H. Eruden, ^{has been sold} to Dr. C. J. Bradshaw
for the sum of \$6,125.00, ^{And} to which report there is no exception,
~~and was argued by counsel.~~

in so far as the same refers to the sale of the timber on the J. A. Vaughan home place,
On consideration whereof, the Court doth approve and confirm
the said report, ^{and} it appearing therefrom that the price obtained
for the said PINE TIMBER 10 inches across the stump 14 inches from
the ground on the J. A. Vaughan home place ~~consisting of 208 acres,~~
~~more or less, sold to Dr. C. J. Bradshaw for six thousand one hun-~~
~~ded and twenty five dollars, is a fair and good one, the Court~~
~~doth approve and confirm the said sale to Dr. C. J. Bradshaw, and~~
~~declares the same firm and binding.~~

And it further appearing that the said purchaser desires to
comply with the terms of sale and pay one third of the purchase
price in cash, amounting to \$2,041.67, and give his two notes for

2,041.66 each with interest from date of sale, the said notes, ^{Lewis} payable in one and two years from ^{the} date of sale, the Court doth direct ~~that~~ the said Special Commissioner ^{to} receive from the said Dr. O. J. Bradshaw the sum of Two Thousand Forty One Dollars and sixty seven cents in cash, and two notes as aforesaid, the title to be retained, ^{But} ~~and~~ none of the said FINE TIMBER ^{shall} be cut until all of the purchase money is paid in full, including interest on the deferred payments, and when the said purchase price amounting to \$6,125.00 including interest as aforesaid has been paid in full, the said E. L. Beale, Special Commissioner, is directed to give the said purchaser a deed therefor with Special Warranty of title, ^{first reporting the receipt of the same to the Court.}

Out of the cash payment for the said pine timber, the said E. L. Beale, Special Commissioner, is hereby directed to pay the costs and expenses of this suit, including \$100⁰⁰ attorney's fee to E. L. Beale, the counsel for the complainant and defendants in this suit, for his services.

The said E. L. Beale, Special Commissioner, is hereby directed within days to pay out of the ~~remainder of the~~ cash payment ^{to Cornelia A. Vaughan, widow of James A. Vaughan, then committed cash} value of her ~~down~~ interest to be based upon the age of ~~forty eight years~~, as set forth in the bill, and he shall ~~out of each payment, commute the said down interest~~ ^{in the manner above set forth and pay the same} to said Cornelia A. Vaughan, and one third of ~~the remainder (from the cash ~~from~~ and other payments after making said deductions), he shall pay to Carrie V. Beale, ^{two} thirds thereof to be shall invest by lending the same upon a first mortgage upon real estate worth at least one third more than the amount of the loan, and the buildings upon said property shall be insured for at least three fourths of their value, and the policy or policies shall be assigned as additional security for said debt, and the interest thereon shall be collected every six months and the same paid to the guardian of the ~~said~~ infant defendants, Emma Lee Vaughan, and Lois Beryl Vaughan; he before lending any of said funds said special com.~~

missioner shall ^{first} report the same to the Court for
its approval. And said Commissioner shall
report his proceedings hereunder.

13 Paid
20 Com
10 Cash
5 Adv
10 Est
6.00

13
Third Decree

Cornelia A. Vaughan, Guardian

vs.

Vaughan's Infants, et als.

~~1914~~
~~Dec. 12~~
~~Entered~~
~~B. D. C.~~

ERNEST L. BEALE
ATTORNEY AND COUNSELLOR AT LAW
FRANKLIN, VIRGINIA

VIRGINIA: CIRCUIT COURT OF THE COUNTY OF ISLE OF WIGHT DECEMBER
10TH. 1914.

Cornelia A. Vaughan, Guardian etc.

vs) 185

Vaughan's Infants, et als.

This cause came on this day to be again heard upon the papers formerly read, and upon the report of E. L. Beale, Special Commissioner, this day filed, by leave of court, reporting the sale of the tract of land mentioned in this proceeding as the Johnson Place, of fifty acres, for the sum of five hundred and thirty dollars, and the sale of the pine timber, ten inches across the stump, wood measurement, fourteen inches from the general level of the ground, at the time of cutting, the purchaser to have three years from the date of sale to cut and remove the said timber, with the further time of two years by payment of an annual amount for the said additional time equal to six per cent of the purchase price of the said timber, for such privilege, on the Home Tract of land of the late J. A. Vaughan, mentioned in this proceeding, adjoining the lands of the estate of John and William Beale, the Pierce heirs, Mills Eley, J. T. Bradshaw, J. E. Rose and S. H. Pruden, to C. J. Bradshaw for the sum of six thousand, one hundred and twenty five dollars. On consideration whereof, it appearing to the Court that five hundred and thirty dollars is an insufficient amount for the said Johnson Tract of land, the sale thereof is not confirmed; and it further appearing to the Court that \$6125.00 is a fair price for the pine timber upon the said Home Tract of land of J. A. Vaughan, coupled with the timber rights set out above, the sale of said timber is hereby confirmed. And it appearing to the Court that C. J. Bradshaw, the purchaser of the said timber, desires to pay one third of the purchase price of the said timber in cash, and to pay the balance in one and two years in equal installments, executing his notes for the deferred payments, which shall be in equal amounts, payable in one and two years, respectively, from date, carrying interest

from date at the rate of six per centum per annum, payable annually, it is adjudged, ordered and decreed that the said Special Commissioner shall collect from the said C. J. Bradshaw, one third of the said purchase price, in cash, and shall take from him his two several notes for the deferred payments, which said notes shall be equal in amount, payable, respectively, in one and two years from the date of sale, carrying interest at the rate of six per cent per annum, to be paid annually, said notes to be payable to said Special Commissioner, and to contain a waiver of the Homestead Exemption, and be deposited by the said Special Commissioner with the papers of this cause.

And the title to the said timber is to be retained until the payment of the entire purchase price.

Out of the first payment the said Special Commissioner is directed to pay all costs of this suit, which have accrued to that time, a fee of one hundred dollars to E. L. Beale as attorney in this cause, and out of the balance he shall pay to Cornelia A. Vaughan, widow of said J.A. Vaughan, her commuted dower interest in the entire purchase price, based upon forty eight years of age, as set out in the bill filed in this cause; and out of the balance remaining after the payment of such costs, and the commuted dower interest of the said Cornelia A. Vaughan, he shall pay one third to Carrie V. Beale, a daughter of the said J.A. Vaughan, and the remainder which belongs to Erma Lee Vaughan and Lois Beryl Vaughan, the infants herein mentioned, he shall invest in a loan on real estate worth at least one third more than the amount invested, taking the bond of the borrower therefor, payable on demand, bearing interest at six per centum per annum, payable annually, and secure the same by first deed of trust upon the real estate upon which it is loaned, the buildings thereon to be insured for the benefit of said Special Commissioner, the policy or policies of insurance therefor to be assigned to ~~xx~~ his trustee, as his interest may appear, such loan to be first approved by the Court.

As the deferred payments are made, the costs of this suit

and accrued taxes to that time shall be paid, the said Carrie V. Beale to be paid her interest, and the balance accruing to said infants shall be treated as provided for herein as to the first payment.

The said Special Commissioner shall take receipts for all payments, or distributions made by him, and filed herein.

And the said Special Commissioner shall make report to the Court at the next term thereof how he has executed this decree.

A copy,

Teste, Edmund Clerk.

*This decree just received. Thought you
would need a copy*

10.998 age 48 yrs -

Ints on $\frac{1}{3}$ ^{for 1 yr} after deducting costs 10.41 & multiply by 10.998

Dec 10, 1914

W. H. H. H.

* * * * *

* Cornelia A. Vaughan, Guardian of

* Erma Lee Vaughan and Lois Beryl

* Vaughan, infants under the age of

* twenty one years

* vs {185

* Erma Lee Vaughan and Lois Beryl

* Vaughan, infants under the age of

* twenty one years, and Carrie V.

* Beale and E. L. Beale, her hus-

* band.

* * * * *

Second Decree:

This cause came on this day to be again heard on the papers formerly read and on the report of Commissioner A. S. Johnson, dated _____ and filed October 1st. 1914, to which report there is no exception taken, and on the depositions taken of witnesses returned with the said report, and was argued by counsel.

On consideration whereof, it being clearly shown from said report and the evidence returned therewith, independently of any admissions in the answers, that the interests of the infant defendants will be promoted by a sale of the PINE timber and of the real estate hereinafter mentioned and a reinvestment of the proceeds thereof in other property, and the Court being of the opinion that the rights of no person will be violated thereby, the Court doth approve and confirm said report; and doth adjudge, order and decree that E. L. Beale who is hereby appointed special commissioner for the purpose, do, after advertising the time, place and terms of sale, for at least 15 days by hand bills posted conspicuously at ^{ten or more} public places in Isle of Wight County, Virginia, and other places deemed by him advisable, proceed to sell in one or more parcels, as the commissioner shall see fit, at public auction the PINE timber and the land in the bill and proceedings mentioned, viz:

All the PINE timber, ^{and upward} ten (10) inches across the stump, fourteen (14) inches from the ground on that certain tract of land, lying situate and being in Windsor Magisterial District, Isle of Wight County, Virginia, devised by the late James Vaughan by his last will and testament to his son, J. L. Vaughan, now deceased, containing 208 acres, more or less, and bounded on the north by

Cause on properly before the Court

#2.

the land formerly owned by John Beale and William Beale, on the east by the lands of the Pierce heirs and Mills Eley, on the south by the said Mills Eley, J. T. Bradshaw and the Cobb Place now owned by the heirs of the said J. A. Vaughan, and on the west by the lands of Junie Rose and S. H. Pruden, it being the same place on which the said James Vaughan and J. A. Vaughan resided during their ~~lifetime~~ ^{lives}; and,

That certain tract of land situate in Windsor Magisterial District, Isle of Wight County, Virginia, containing Fifty (50) acres, more or less, and adjoining the lands of Joseph H. Duck and others, it being the same land deeded from Joseph A. Carr and Wife by their deed date January 6th. 1910, and bounded as follows: starting at a corner chopped pine adjoining the lines of Edwin Bradshaw and Matthew B. Carr west along line of chopped trees to line of Joseph H. Duck, the south along line of chopped trees to a branch following run of this branch in a circular manner to the land of Matthew B. Carr, thence north along line of an old ditch to a white oak tree then along line of chopped trees to the point of beginning and known as the Amanda Johnson place; and upon the terms of One third in cash and the residue in Two — equal installments, payable respectively at in one — and Two years —, from the day of sale, the credit installments to be evidenced by notes of the purchaser, with six per centum per annum interest from day of sale added, and the title of the property retained as security for the said notes until the whole of the purchase money is paid and a conveyance directed by the Court, and should the purchaser of any of the said timber desire to cut and remove the same before the deferred payments become due, then the purchaser shall pay the deferred payments in full before any of the said timber is cut or removed.

And the said commissioner is hereby directed to give the purchaser of the timber a period of Three years from date of sale to cut and remove the same, and should the purchaser desire additional time within which to cut and remove the same, he shall

#3.

have a period of Two years additional from date of sale by paying in advance a sum equal to six per centum, on the purchase price of the said timber for each additional year desired, and the commissioner is directed to deposit the said cash and notes in the Merchants and Farmers ^{of Franklin, Virginia,} bank to the credit of the Court in this cause, and to report the proceedings hereunder to this Court, returning therewith a certificate of deposit of such notes and cash.

But the said Commissioner shall have no power to execute this decree until he shall enter into a bond with sufficient security in the Clerk's Office of this Court, payable to the Commonwealth of Virginia, in the penalty of \$5000.00, and conditioned for the faithful discharge of his duties hereunder.

10

Second Decree:

Cornelia A. Vaughan, Guardian
etc.

vs *Jey No 188*

Vaughan's heirs:

1914: October *26* : Enter.

B.D.C.

We consent:

E. L. Beale

Counsel for Complainant and for
adult defendants.

B. E. Marshall

Guardian ad Litem for the in-
fant defendants, Emma Lee Vaugh-
an and Lois Beryl Vaughan.

COB 7/255

ERNEST L. BEALE
ATTORNEY AND COUNSELLOR AT LAW
FRANKLIN, VIRGINIA

In the Circuit Court of the State of North Carolina.

Cornelia A. Vaughan Exr.	3	Plaintiff.
^{15.}		In Chy.
Emma Lee Vaughan et als.	3	Defendants.

This cause came on this day to be again heard upon the papers formerly read, and on the report of E. L. Beale, Special Commissioner, dated April 1st 1918, and this day filed, and to which no exception has been taken, and on the petition of Cornelia A. Vaughan, Guardian, (praying for the payment to her as such guardian of Lois Bernt Vaughan for her maintenance and support), and on the petition of Emma Lee Vaughan ^{who has no petitioner} (praying that the ^{the proceeds of the sale of the} proceeds of sale belonging to her in this cause be paid to her); and it appearing from said report that said Special Commissioner has received of C. J. Bradshaw, for the sale of timber, the sum of \$6,125.⁰⁰, and the sum of \$73.⁴⁸ interest, on the same, and from J. D. Bradshaw, the sum of \$700.⁰⁰ for the sale of land heretofore directed to be sold, making a total of \$6,898.⁴⁸; that said Special Commissioner has paid out for expenses costs, (for which vouchers have been filed), the same amounting to \$363.⁹³, thereby leaving a balance in his hands of \$6,534.⁵⁵, for distribution; and it also appearing from said report that Cornelia A. Vaughan (widow), is entitled to the sum of \$1,441.²⁵ as and for her commuted ~~cash~~ cash value of dower in said proceeds of sale, the sum of

7
\$1441.²⁸, (the same being based upon the age of
forty eight years; that Carrie V. Beale, is en-
titled to the sum of \$1697.²⁶ as her propor-
tional part of the said proceeds, as one of the
heirs of James A. Vaughan, that Emma Lee
Vaughan, who has now attained the age
of twenty three years of age, (and who is
an heir of said James A. Vaughan, is
entitled to the sum of \$1697.²⁶, and that
Lois Beryl Vaughan (an infant is entitled
to a like sum as heir as aforesaid),
which said sum is in the hands of said
Special Commissioner, and that he be

~~On consideration~~

and it also appearing from said report that
said Special Commissioner has paid to said
Cornelia A. Vaughan, widow, the sum of
\$1,441.²⁸.

On consideration whereof, the Court doth
confirm the said report, and doth direct
said Special Commissioner to pay to Emma
Lee Vaughan, her proportional part of the
said proceeds of sale, with interest thereon
from the date of six per cent, from
the 1st day of April 1918, until paid,
and that the portion belonging to
Lois Beryl Vaughan, to wit, the sum of
\$1697.²⁶, with interest thereon at the date
of six per cent from the 1st day of April 1918,
to the date of the entry hereof. The said
Special Commissioner, shall forthwith lend
out upon good real estate security, the
same to be worth ~~at least~~ at least
one third more than said sum of \$1697.²⁶
and the accrued interest thereon is also

③

or the Judge

set forth, but no loan shall be made
without first submitting the same to the
Court ^{for its approval} for approval, and the title & said
real estate shall be certified by some
attorney practicing in this Court, as
good. And said Special Commis-
sioner shall report his proceedings
hereunder at the next term of the Court.

And said Special Commissioner shall pay to said
Cornelia H. Vaughan, Guardian of Lois Bent
Vaughan, the interest on said fund as the
same shall be collected, first deducting
therefrom the taxes that may be assessed against
the same. Said Special Commissioner shall
pay to the Clerk all costs accrued to this
date.

#185
Cornelia A. Vaughan Gov.
S. J. Murphy
Emma Lee Vaughan Adl.

Recd.

1921
Jan 26.
Enter this.
Bd. Ch. J.

~~Ch. J. B. 16 page 120.~~

Chancery Order Book 8.
page 44.

Copy of this made &
mailed to E. L. B. Spec.
Comm.

Mail Copy to E. L. B.

*

*

1,697.76

1,697.76

3,395.52 *

6

203.7312

6

1222.38

37.35.

6

224.10

360.00

180

45

203

37.50

1050—

No.

Know all Men by These Presents: That we E. L. Beale,

principal

and

----- GLOBE INDEMNITY COMPANY OF NEW YORK -----

surety

are held and firmly bound unto the Commonwealth of Virginia in the just and full sum of

-----FIVE THOUSAND DOLLARS-----

to the payment whereof well and truly to be made we bind ourselves and each of us, our and each of our heirs, executors, administrators and successors, jointly and severally, firmly by these presents.

And as to this bond we hereby severally waive the benefit of our Homestead Exemption, and also any right, claim or privilege to discharge any liability arising hereunder to the said Commonwealth, or by virtue of the said office or trust for which this bond is given, with coupons detached from the bonds of this State.

IN TESTIMONY WHEREOF, the said E. L. Beale
has hereto set his hand and seal,
and the said Globe Indemnity Company of New York,

principal

surety

by E. L. Beale, its -----, its duly authorized
agent and attorney in fact, has caused its corporate name and seal to be hereunto affixed, the said seal to be attested
by the signature of the said E. L. Beale, -----, its said agent and attorney

in fact, this, the 28th. day of October, A. D. 1914.

THE CONDITION OF THE ABOVE OBLIGATION IS SUCH, that if the above bound E. L. Beale, who has been
appointed Special Commissioner to sell land in the Chancery suit in the Circuit
Court of the County of Isle of Wight pending in which Cornelia A. Vaughan and oth-
ers are plaintiffs and Erma Lee Vaughan and others are defendants, by decree entered
in said cause on the 26th. day of October, 1914, shall faithfully and, according to
law, discharge and perform the duties imposed upon him as such Special Commissioner
by said decree and any future decree entered in said cause,

~~shall faithfully discharge the duties of his office or trust as such~~

, then the above obligation to be void, or else to remain in full force and virtue.

E. L. Beale

[SEAL]

Globe Indemnity Co. of New York

By *E. L. Beale*

Its duly authorized agent and attorney in fact.

Attest: *Johnson*

Agent and attorney in fact.

Virginia: In the Clerk's Office of the Circuit Court of the County of Isle of Wight the 28th.

day of October, 1914, this bond was duly executed and acknowledged by the obligors to the same
and ordered to be recorded.

Johnson

Clerk.

Cornelia A. Vaughan &c. 185.

vs) Chancery. 185

Erma Lee Vaughan et als.

Copy of bond of Spl. Comr.

Filed

In the

Circuit Court

COUNTY OF KANE, ARIZONA

this *28* day of *Oct* 1914

Dist. Johnson, Clerk

Virginia: In the Circuit Court of Southampton County,
the 22" day of May, 1917.

Lois Beryl Vaughan, an infant over the age of fourteen years, this day made choice of Cornelia A. Vaughan as and for her Guardian; the Court doth appoint the said Cornelia A. Vaughan Guardian of the said Lois Beryl Vaughan, an infant over the age of fourteen years.

Whereupon the said Cornelia A. Vaughan appeared in Court and together with G.W. Scott as surety, who testified on oath as to his sufficiency, entered into and acknowledged a bond in the penalty of Four Thousand Dollars, conditioned and payable according to law, which bond is ordered to be recorded.

State of Virginia,
County of Southampton, to-wit:

I, H.B. McLemore, Clerk of the Circuit Court of Southampton County, State aforesaid, do hereby certify that the foregoing writing is a true copy from the records of said Court.

Given under my hand this 13" day of April, 1918.

H. B. McLemore Clerk
By: R. M. Wells D.C.

Cornelia Vaughan, Guardian
of Lois Beryl Vaughan.

THIS DEED, Made this _____ day of _____, 1915, by and between E. L. Beale, Special Commissioner as hereinafter mentioned, party of the first part, and C. J. Bradshaw, party of the second part:

WITNESSETH, That whereas by decree of the Circuit Court of Isle of Wight County, Virginia, entered on the 26th day of October 1914, in the chancery cause depending in the said court between Cornelia A. Vaughan, Guardian, etc. vs. J. A. Vaughan's heirs, that E. L. Beale who was thereby appointed a Special Commissioner for the purpose, should at public auction, upon the following terms, to-wit: one third of the purchase price to be paid in cash, and the residue in two equal installments in one and two years from date of sale, the credit installments to be evidenced by notes of the purchaser, with six per cent. interest from date of sale, the title to be reserved until all the purchase money was paid in full, make sale of all the PINE TIMBER, ten (10) inches and upwards across the stump, fourteen (14) inches from the ground on that certain tract of land, lying situate and being in Windsor Magisterial District, Isle of Wight County, Virginia, devised by the late James Vaughan by his last will and testament to his son, J. A. Vaughan, now deceased, containing 208 acres, more or less, and bounded on the north by the land formerly owned by John Beale and William Beale, on the east by the lands of the Pierce Heirs and Mills Eley, on the south by the said Mills Eley, J. T. Bradshaw and the Cobb Place now owned by the heirs of the said J. A. Vaughan, and on the west by the lands of Junie Rose and S. H. Pruden, it being the same place on which the said James Vaughan and J. A. Vaughan resided during their lives, and the said Special Commissioner directed by the aforesaid decree to give the purchaser of the said PINE TIMBER a period of three years from the date of sale (which sale was on the 21st day of November, 1914) to cut and remove the same, and should the purchaser desire additional time within which to cut and remove the same, he should have a period of two years additional from date of sale by paying in advance a sum equal to six per centum, on the purchase price of the said PINE TIMBER for each additional year desired, after first

#2.

advertising the time, place and terms of sale; and,

WHEREAS, The said E. L. Beale Special Commissioner did on the 21st day of November, 1914, expose at public sale the aforesaid PINE TIMBER at Carrsville, Virginia, after advertising the same in accordance with the terms of the aforesaid decree, and at said sale C. J. Bradshaw become the purchaser thereof by making the highest bid, which was SIX THOUSAND ONE HUNDRED AND TWENTY FIVE (\$6,125.00) DOLLARS, which sale was reported to the Circuit Court of Isle of Wight County, Virginia, by report dated December 7th and filed on December 10th 1914, and was confirmed by decree entered on the same day and the said Special Commissioner directed to collect from the said purchaser one third of the purchase price amounting to the sum of \$2,040.67 and take his two notes for a like amount payable with interest annually at one and two years from the date of the said sale, and when the deferred payment were paid in full to execute a deed for the said PINE TIMBER after first reporting the same to the said Court; and,

WHEREAS, The said purchaser has paid in full the whole of the purchase price including the deferred payments with interest from day of sale to the date of this deed and is now entitled to a deed for the same; and,

WHEREAS, The settlement of the deferred payments were reported to the said Court by report dated February 25th 1915, and the said Special Commissioner directed to make a deed to the purchaser by decree entered on the _____ day of _____, 1915:

NOW THEREFORE, For and in consideration of the premises, and of the purchase price of the aforesaid PINE TIMBER being paid in full, including interest on the deferred payments according to the terms of the said sale and the orders and decrees entered in this cause, at and before the signing, sealing and delivery of this deed, the receipt whereof is hereby acknowledged, the said E. L. Beale, Special Commissioner as aforesaid, in pursuance of the said orders and decrees, doth hereby give, grant, bargain, sell and convey unto the said C. J. Bradshaw, his heirs and assigns, forever, with SPECIAL WARRANTY all the PINE TIMBER ten (10) inches and upwards across the

#3.

stump, fourteen (14) inches from the ground on the aforesaid tract or parcel of land above described, belonging to James Vaughan and to J. A. Vaughan during their lives, containing 208 acres, more or less, with three (3) years from November 21st, 1914, within which to cut and remove the same, and with two (2) years additional time if necessary by paying on the aforesaid purchase price a sum equal to six per centum. per annum. in advance.

Witness the following signature and seal.

SPECIAL COMMISSIONER (SEAL)

State of Virginia,

County of Southampton, to-wit:

I, E. C. Beale a Notary Public in and for the County aforesaid in the State of Virginia, whose commission expires on the 7th day of April, 1917, do hereby certify that E. L. Beale, Special Commissioner whose name is signed to the writing hereto annexed bearing date on the _____ day of _____, 1915, has acknowledged the same before me in my County aforesaid.

Given under my hand this _____ day of _____, 1915.

Notary Public.

This Deed, Made this 6th day of January in the year one thousand nine hundred ten, between Joseph A. Carr and Sallie M. Carr, his wife of Seely Heights, State of Virginia of the first part, and

James A. Vaughan of the second part—

WITNESSETH: That in consideration of the sum of Six Hundred Dollars, receipt of which is hereby acknowledged

the said Joseph A. Carr & Sallie M. Carr

do grant unto the said James A. Vaughan

with GENERAL WARRANTY, all of the certain tract of land situated in the County of Seely Heights, State of Virginia, containing fifty acres more or less, and adjoining the land of Joseph H. Duck and others, which being the same land deeded the 4th day of Dec. 1900 from William E. Price to Joseph A. Carr, and bounded as follows: Starting at a corner chopped pine adjoining the lines of Edwin B. Price & ~~Matthew B. Carr~~ ^{Joseph H. Duck} Carr, west along line of chopped trees to line of Jos. H. Duck, then south along line of chopped trees to a branch, following run of this branch in a circular manner to the land of Matthew B. Carr, thence north along line of an old ditch to a white oak tree then along line of chopped trees to point of beginning. This land is known as the Amanda Johnson place.

The said Joseph A. Carr & Sallie M. Carr covenant that they have the right to convey the said land to the grantee; that they have done no act to encumber the said land; that the grantee shall have quiet possession of the said land, free from all encumbrances, and that they, the said parties of the first part, will execute such further assurances of the said land as may be requisite.

Witness the following signature and seal :

Wit: James A. Johnson

Joseph A. Carr
Sallie M. Carr

SEAL.
SEAL.
SEAL.

State of Virginia,

County of Isle of Wight to-wit:
I, Jas. A. Johnson, a Justice of the Peace
for the County aforesaid, in the State of Virginia, do certify that
Joseph A. Carr and Sallie M. Carr
whose names are signed to the foregoing writing,
bearing date on the 6th day of January 1910, have acknowledged the same
before me in my County aforesaid.

Given under my hand this 10th day of January 1910
Jas. A. Johnson, J.P.

MEMO.—To be acknowledged before any officer authorized to take acknowledgements.

Virginia: Clerk's Office of the Circuit Court of the County of Isle
of Wight March 10th. 1910 at one o'clock P.M. this deed was received
and with the certificate annexed, admitted to record.

Teste,

J. Johnson
Clerk.

to-wit:

In the office of the day of
..... 19..... This deed was presented and with the certificates annexed,
admitted to record at o'clock M.

TESTE:

....., Clerk.

Filed
In the Clerk's Office of the
Circuit Court,
County of Isle of Wight
this 28 day of Aug. 1914
Prob. A. Wilson, Clk.

3
Joseph A. Carr et ux.

to } DEED OF
BARGAIN AND SALE.

James A. Vaughan

3/10 1916

Presented in office, and with
certificate, admitted to record at
o'clock.....M.

..... Clerk.

Recorded Deed Book 77
Page 490 and 91

Exhibit "D" filed
with Deed in
Corno's A. Vaughan gon
" of Chancery 185
Vaughan's Infants et al.

Fee, - - \$.....

Tax, - - \$.....

\$.....

Virginia,

County of Isle of Wight, to-wit:

I, A. S. Johnson, Clerk of the Circuit Court of the County of Isle of Wight, State of Virginia, do hereby certify that Cornelia A. Vaughan has this day duly qualified as guardian of Erma Lee Vaughan, and Lois Beryl Vaughan, according to law.

Given under my hand this 24th. day of August,
1914.

A. S. Johnson Clerk.

Vaughan, guardian

vs) Chancery. No. 185

Vaughan'st Infants et als.

Certificate of qualification
of guardian

EXHIBIT "A"--filed with Bill.

VIRGINIA:

IN THE CIRCUIT COURT OF ISLE OF WIGHT COUNTY.

Cornelia A. Vaughan, Gdn.

v.

Erma Lee Vaughan, et als.

This cause came on this day to be again heard upon the papers formerly read, and upon the report of E. L. Beale, Special Commissioner, dated May 30th. 1933, and this day filed, and to which no exception has been taken, reporting that in accordance with a decree entered in this cause on the 26th day of June, 1921, the said Special Commissioner paid to Erma Lee Vaughan, the amount due to her, to-wit: the sum of \$1,697.76 and interest less any taxes due thereon, receipt therefor being filed with said report. The said E. L. Beale, Special Commissioner further reporting that the said Lois Beryl Vaughan, an infant, to whom a like sum of \$1,697.75 was due, and she having become of age and being entitled to her said share, the same was paid to her and her receipt therefor is likewise filed with said report.

Upon consideration whereof, it appearing to the Court that the said E. L. Beale, Special Commissioner, in this suit has properly disbursed all the funds coming into his hands and that there is nothing further to be done, this cause is removed from the docket of this Court and the Clerk is hereby directed to file the papers in the archives of his office.

Cornelia A. Vaughan Esda
 1/3 to Ches
 Emma Lee Vaughan et al
 (Vaughan's heirs)
 1885

Cornelia A. Vaughan Esda
 vs
 Emma Lee Vaughan, et al

Decree

1933
 May 30

Enter the
 1933

1933 May 30 - Enter

Chan. Q. B#9
 Pag. 106.

VIRGINIA: IN THE CIRCUIT COURT OF THE COUNTY OF ISLE OF WIGHT
MARCH 6th 1933.

Cornelia A. Vaughan gdr

vs: # 185

Emma Lee Vaughan et als.

It appearing that by the decree entered herein on
the 26th day of January, 1921, that
E. L. Beale, Special Commissioner
herein was directed to report his proceedings in this cause;
and it further appearing that no report has been filed as
directed,

IT IS THEREFORE ORDERED that the said
E. L. Beale, Special Commissioner be summon-
ed to appear before this Court at half past ten o'clock A. M.
on Tuesday, ^{May 30} ~~April 25~~, 1933 to show cause, if any he can, why
he should not be proceeded against for his failure to report
his proceedings as required by said decree.

Cornelia A. Vaughan
gdn.

v - 185

Emma Lee Vaughan

C. O. B # 9

P. 13.

✓

Virginia:

In the Circuit Court of Isle of Wight County.

Cornelia A. Vaughan, Gdn., etc.

v.

J. A. Vaughan's heirs.

To the Hon. B. D. White, Judge of said Court:

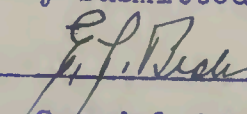
The undersigned, E. L. Beale, Special Commissioner, in the above styled cause begs leave to report to Court that in accordance with report filed in this cause on the 1st day of April, 1918, of the sum of \$1,697.76 due to Erma Lee Vaughan and accrued interest thereon has been paid to her in accordance with her petition filed with this Court dated April 11, 1918, but which was held up and filed as of January 26th. 1921, which was confirmed by decree entered on that date, her proportionate part of taxes and bond premium having also been paid; and,

That on the said date petition of Cornelia A. Vaughan, Guardian for Lois Beryl Vaughan, and decreed confirming same, your Commissioner invested the said sum belonging to her, to-wit: \$1,697.75, and paid the interest thereon to the said Guardian, until the said minor became of age, and then paid to her the entire amount due to her, after deducting taxes and costs; and,

That the funds belonging to both Erma Lee Vaughan and Lois Beryl Vaughan were properly invested as ordered by this Court, interest and taxes duly paid and their respective amounts duly paid to them; and,

That there is nothing further to be done in this suit and decree should be entered dismissing or removing the same from the docket of this Court.

Respectfully submitted,


Special Commissioner.

May 30th. 1933.

Cornelia A. Vaughan Esq

75

Erna Lee Vaughan, et al

Report of Sp. Com.

1933 May 30 - Filed

IN THE CIRCUIT COURT OF ISLE OF WIGHT COUNTY

Cornelia A. Vaughan Gdn Complainant

Vs

Erma Lee Vaughan etals Defendant

This cause came on this day to be again heard upon the papers formerly read, and on the report of E.L.Beale, Special Commissioner, dated April 1st. 1918, and this day filed, and to which no exception has been taken, and on the petition of Cornelia A. Vaughan, Guardian, (praying, for the payment to her as such guardian of Lois Beryl Vaughan, for her maintenance and support) and on the petition of Erma Lee Vaughan who has now attained the age of twenty one years (praying that the portion of the proceeds of sale belonging to her in this cause be paid to her): and it appearing from said report that said Special Commissioner has received of C.J. Bradshaw for the sale of timber, the sum of \$6,125.00 and the sum of \$73.43 interest, on the same, and from J. Tom Bradshaw, the sum of \$700.00 for the sale of land heretofore directed to be sold making a total of \$6,898.48; the said Special Commissioner has paid out for fees and costs (for which vouchers have been filed) the same amounting to \$363.93, thereby leaving a balance in his hands of \$6,534.55, for distribution, and it also appearing from said report that Cornelia A. Vaughan (widow) is entitled to the sum of \$1,441.28 and for her committed cash value of dower in said proceeds of sale, the sum of \$1441.28; (the sum being based upon the age of forty eight years, that Annie V. Beale, is entitled to the sum of \$1697.76 as her proportional part of the said proceeds, as one of the heirs of James A. Vaughan, that Erma Lee Vaughan who has now attained the age of twenty three years of age, and who is an heir of said James A. Vaughan, is entitled to the sum of \$1697.76 and that Lois Beryl Vaughan (an infant is entitled to a like sum as heir as aforesaid), which said sum is in the hands of said Special Commissioner.

And it also appearing from said report that said Special Commissioner has paid to the said Cornelia A. Vaughan, widow the sum of \$1441.28

On consideration whereof, the Court doth confirm the said report, and doth direct said Special Commissioner to pay to Erma Lee Vaughan her

proportional part of the said proceeds of sale, with interest thereon at the rate of six per cent from the 1st day of April, 1918, until paid and that the portion belonging to Lois Beryl Vaughan, to-wit: the sum of \$ 1697.76, with interest thereon at the rate of six per cent from the 1st day of April, 1918, to the date of the entry hereof, the said Special Commissioner shall forthwith lend out upon good real estate security the same to be worth at least one third more than said sum of \$1697. 76 and the accrued interest thereon as above set forth, but no loan shall be made with out first submitting the same to the Court or the Judge thereof in vacation, for approval and the title to the said real estate shall be certified by some attorney practicing in this Court, as good, and said Special Commissioner shall report his proceedings hereunder at the next term of the Court.

And said Special Commissioner shall pay to said Cornelia A. Vaughan, Guardian, of Lois Beryl Vaughan, the interest on said fund as the same shall be collected first deducting therefrom the taxes that may be assessed against the same. Said Special Commissioner shall pay to the Clerk all costs accrued to this date.

A Copy.

Teste.

R A Saunders. CWS

Entered Jan. 26th 1921

Cornelia A. Vaughan, Guardian,
Erna Lee Vaughan and Lois Beryl Vaughan,
vs.

Erna Lee Vaughan and Lois Beryl Vaughan,
infants under the age of 21 years and
Carrie V. Beale and E. L. Beale, her
husband.

5th Decree

This cause came on this day to be again heard on the papers formerly read and on report of E. L. Beale Special Commissioner dated April 1st. 1918, and this day filed by leave of Court showing that the total receipts in his hands as such amounted to the sum of \$6,898.48 and the total disbursements amounted to the sum of \$363.93 leaving a balance in his hands of \$6,534.55, all disbursements being supported by proper vouchers, and that the distributive shares are as follows: To Mrs. Cornelia A. Vaughan who was 48 years of age for her computed dower interest according to the Code of Virginia (10.998) is the sum of \$1,441.28, To Carrie V. Beale the sum of \$1,697.76, to Erna Lee Vaughan the sum of \$1,697.76 and to Lois Beryl Vaughan the sum of \$1,697.75 and upon the petition of Erna Lee Vaughan showing that she is now of legal age and asking that her share of the said funds be paid over to her, and upon petition of Cornelia A. Vaughan Guardian of Lois Beryl Vaughan praying that the interest on the said amount belonging to her as be paid over to said Cornelia A. Vaughan the legal guardian of said Lois Beryl Vaughan, both petitions bearing date on April 11th. 1918.

There being no exception to said report of E. L. Beale Special Commissioner the Court doth confirm the said report and upon consideration thereof the Court doth order and decree that the said E. L. Beale Special Commissioner pay to Cornelia A. Vaughan her distributive share of \$1,441.28 and pay to Carrie V. Beale her distributive share of \$1,697.76, and it appearing that the said Erna Lee Vaughan is now of legal age the Court doth order and decree that her distributive share be paid to her amounting to \$1,697.76, and that the accrued interest on the sum of \$1,697.76, but before paying any portion of the said funds the said E. L. Beale Special Commissioner will deduct therefrom all taxes paid on account of the said sums in his hands as such Special Commissioner, and report to this Court his proceedings hereunder.

In the Circuit Court of Sale of Bright County

Cornelia A. Vaughan, Guardian,
Erma Lee Vaughan and Lois Beryl Vaughan,
vs.

Fifth Decree.

Erma Lee Vaughan and Lois Beryl Vaughan,
infants under the age of 21 years and
Carrie V. Beale and E. L. Beale, her
husband.

This cause came on this day to be again heard on the papers formerly read and on report of E. L. Beale Special Commissioner dated April 18th. 1918, and this day filed by leave of Court showing that the total receipts in his hands as such amounted to the sum of \$6,898.48 and the total disbursements amounted to the sum of \$363.93 leaving a balance in his hands of \$6,534.55, all disbursements being supported by proper vouchers, and that the distributive shares are as follows: To Mrs. Cornelia A. Vaughan who was 48 years of age for her commuted dower interest according to the Code of Virginia (10.998) is the sum of \$1,441.28, To Carrie V. Beale the sum of \$1,697.76, to Erma Lee Vaughan the sum of \$1,697.76 and to Lois Beryl Vaughan the sum of \$1,697.75 and upon the petition of Erma Lee Vaughan showing that she is now of legal age and asking that her share of the said funds be paid over to her, and upon petition of Cornelia A. Vaughan Guardian of Lois Beryl Vaughan praying that the interest on the said amount belonging to her as be paid over to said Cornelia A. Vaughan the legal guardian of said Lois Beryl Vaughan, both petitions bearing date on April 11th. 1918.

There being no exception to said report of E. L. Beale Special Commissioner the Court doth confirm the said report and upon consideration thereof the Court doth order and decree that the said E. L. Beale Special Commissioner pay to Cornelia A. Vaughan her distributive share of \$1,441.28 and pay to Carrie V. Beale her distributive share of \$1,697.76, and it appearing that the said Erma Lee Vaughan is now of legal age the Court doth order and decree that her distributive share be paid to her amounting to \$1,697.76, and that the accrued interest on the sum of \$1,697.76, but before paying any portion of the said funds the said E. L. Beale Special Commissioner will deduct therefrom all taxes paid on account of the said sums in his hands as such Special Commissioner, and report to this Court his proceedings hereunder.

Cornelia A. Vaughan, Gdn.

vs

Vaughan's Infants, et als.

Fifth Decree.

1921. January 26th Enter.

December 1st., 1914.

Dr. C. J. Bradshaw,
Carrsville, Va.,

Dear Sir:-

Mrs. Vaughan has decided to ask the Court to confirm the sale of the Pine Timber to you purchased on November 21st. at Carrsville for the sum of \$6,125.00, and I am enclosing notice to that effect and will ask that you kindly accept service of the same and return to me at once so that I may make my report to Court, as I will ask Judge White on the 7th inst. to confirm the sale to you.

In this connection, as you stated you were ready to comply with the terms of the sale, I would be glad for you to kindly let me have the balance due on the cash price of one third of the purchase price after deducting the \$100.00 paid, which is \$1,941.66

You will recall that I showed you the decree as written by Judge White, and as to ask the sale confirmed means that it will be confirmed, I would be very glad to obey the terms of the decree as it relates to my duties, and with my report to state that the terms have been complied with. To let me have this by next Saturday will be satisfactory.

Yours very truly,

THE NORFOLK VIRGINIAN
ESTABLISHED 1865

THE DAILY PILOT
ESTABLISHED 1894

THE NORFOLK LANDMARK
ESTABLISHED 1873

Virginian-Pilot

THE NORFOLK LANDMARK

L. D. STARKE, PRESIDENT
W. S. WILKINSON, TREASURER
R. E. TURNER, GENERAL MANAGER

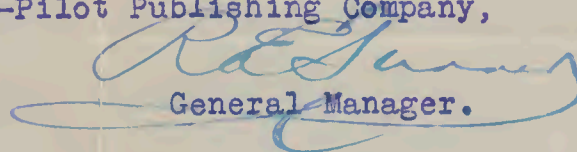
NORFOLK, VA. , Aug. 19th., 1915.

Mr. E. L. Beale,
Franklin, Va.

Dear Sir:

We are in receipt of yours of August 18th. enclosing advertisement, which will have our careful attention, beginning in our issue of Sunday the 22nd.

Yours truly,
Virginian-Pilot Publishing Company,


General Manager.

THE NORFOLK VIRGINIAN
ESTABLISHED 1865

THE DAILY PILOT
ESTABLISHED 1894

THE NORFOLK LANDMARK
ESTABLISHED 1873

Virginian-Pilot.

THE NORFOLK LANDMARK

L. D. STARKE, PRESIDENT
W. S. WILKINSON, TREASURER
R. E. TURNER, GENERAL MANAGER

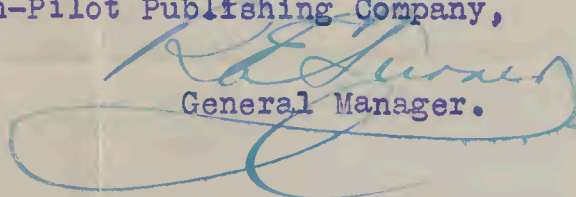
NORFOLK, VA. , Aug. 21st., 1915.

Mr. E. L. Beale,
Franklin, Va.

Dear Sir:

Yours of August 18th. enclosing advertisement, received
our careful attention, beginning in our issue of August 22nd.

Yours truly,
Virginian-Pilot Publishing Company,


General Manager.

THE NORFOLK VIRGINIAN
ESTABLISHED 1865

THE DAILY PILOT
ESTABLISHED 1894

THE NORFOLK LANDMARK
ESTABLISHED 1873

Virginian-Pilot

THE NORFOLK LANDMARK

L. D. STARKE, PRESIDENT
W. S. WILKINSON, TREASURER
R. E. TURNER, GENERAL MANAGER

NORFOLK, VA. , Aug. 24th., 1915.

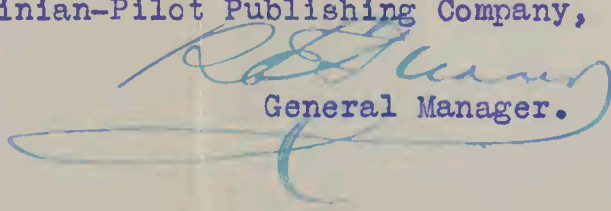
Mr. E. L. Beale,
Franklin, Va.

Dear Sir:

As requested in yours of August 18th., your advertisement has had our careful attention, beginning in our issue of August 22nd. Please find enclosed our bill covering the service.

We could not insert the advertisement in four inches as suggested. To give any display required five inches and we felt confident that you wanted the advertisement given as much prominence as we have given it.

Yours truly,
Virginian-Pilot Publishing Company,


General Manager.

Clerk's Office
of Isle of Wight County
Isle of Wight, Va.

A. S. JOHNSON, CLERK

January 20th. 1916.

Mr. E. L. Beale,

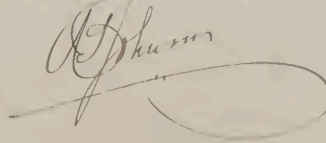
Franklin, Va.

Dear Ernest:

I have your letter of the 17th. inst. asking about the decree in the Vaughan suit. It is enclosed, herewith, there being another letter with it.

In the case of the Saunders-Luter deed. I entered a certificate thereon showing that there was a lien on it. The ruling of the Commissioner of the Internal Revenue is that the instrument shall, somewhere, show the lien before it can be exempt. The body of the instrument is the place for it. When you come over again call my attention to this and I will show you his letter.

Yours very truly,

A handwritten signature in cursive script, appearing to read "A. S. Johnson", with a large, sweeping flourish at the end.

Clerk's Office
of Isle of Wight County
Isle of Wight, Va.

A. S. JOHNSON, CLERK

Jany. 20th, 1916.

Mr. E. L. Beale,

Franklin, Virginia.

Dear Ernest,

I enclose, herewith, report and doctree in the
Vaughan suit.

I wish you would advise me if you have the pa-
pers in this suit, in your office, or are ^{they} at Judge White's?

I think I am due some Clerk fees, and would like
to send you bill, but cannot do so, until I have the pa-
pers. My impression is, that you have paid me the commis-
sioner's fee.

Yours very truly,

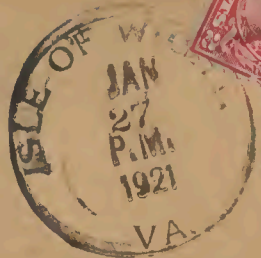
A. S. Johnson
B.

JB.

AFTER FIVE DAYS RETURN TO
CLERK'S OFFICE
OF ISLE OF WIGHT COUNTY
ISLE OF WIGHT, VA.

Copy donee

Mr . E. L. Beale, Atty At Law,
Franklin, Va.



AFTER FIVE DAYS RETURN TO
CLERK'S OFFICE
OF ISLE OF WIGHT COUNTY
ISLE OF WIGHT, VA.

100 Days
12th March
1892
3

Mr. E. L. Beale,

Franklin,

Virginia.

