

STATE OF WISCONSIN, CIRCUIT COURT, _____ COUNTY

IN THE MATTER OF

Amended

Name

Date of Birth

Order to

Authorize

Confirm

**Sale/Mortgage/Lease of Real Estate
of Ward under Guardianship
(Minor and Adult Guardianship)**

Case No. _____

The real estate of the ward is located in _____ County,
State of _____, and is described as follows: [Legal Description] **See
attached**

An Application to Authorize and/or Confirm Sale/Mortgage/Lease of Real Estate of the Ward under Guardianship was filed and a hearing, if required, was held. After consideration of the reports and other documents on file, all factors required by the statutes, and such additional information presented;

THE COURT FINDS:

1. This transaction is is not contrary to any will or conveyance by which the ward received this interest in real estate.
2. There are not grounds for disposition of this real estate.
 are grounds for disposition of this real estate as follows:
 - A. The personal property and the income of the real estate of the ward are together insufficient for the payment of the ward's debts or for the maintenance and education of the ward or the ward's family.
 - B. The interests of the ward require or will be substantially promoted by such disposition on account of such real estate or interest therein being exposed to waste or dilapidation, or being unproductive, or for other peculiar reasons or circumstances.
3. Other: _____

THE COURT ORDERS:

The Petition is

-
1. **denied** for the following reason(s): _____.
2. **granted** and the guardian of the estate is authorized to
 sell mortgage lease
the real estate of the ward as described above. The guardian of the estate is authorized to sign all necessary documents and pay the necessary expenses to complete this transaction.
(Any sale of real estate must be confirmed by the court before it can be completed.)
3. The Petition is granted.
- A. The agreement dated _____ to
 sell mortgage lease
the real estate of the ward as described above is confirmed. The guardian of the estate is authorized to sign all necessary documents and pay the necessary expenses to complete this transaction.
- B. The proceeds from the sale, mortgage, or lease shall be applied as required by law.
- C. The guardian of the estate shall report all receipts and expenses concerning this transaction:
 in the next annual account.
 immediately upon completion of this transaction.
- D. Additional bond is required in the amount of \$ _____.
- E. Additional bond is not required.
4. Other: _____

THIS IS A FINAL ORDER FOR THE PURPOSE OF APPEAL IF SIGNED BY A CIRCUIT COURT JUDGE.

DISTRIBUTION:

1. Court
2. Ward/Ward's Legal Counsel, if any/Guardian ad litem
3. Guardian/Ward's Agent under a Power of Attorney
4. Corporation Counsel
5. Case Worker/ County Dept. of Human Services
6. Spouse/Adult Children/Parent of Minor
7. Facility, if any
8. Other: _____