

2670

D. X

J. K. Evans Sheriff
To: Deed
Indenio Mott

To all, whom these presents shall come greeting Know ye that whereas on the 4th day of January A.D. 1856 One John A. Pitzer was seized in fee simple of the real estate herein after described and whereas on the date aforesaid One R. A. Pickle contracted with the said J. A. Pitzer for the purchase of said Real estate and executed his promissory note to the said Pitzer for the sum of one hundred dollars payable eighteen months after date and whereas the said J. A. Pitzer on the 10th day of March A.D. 1859 filed in the office of the Clerk of the District Court of Madison County Iowa his petition setting forth said Contract and the execution of said promissory note and asking judgement for the amount due thereon and that the said Real Estate might be sold to satisfy the amount due and that a special Execution issue accordingly and that the said R. A. Pickle and all persons claiming under him absolutely and forever barred & precluded of and from all right and Equity of Redemption in the said Real Estate and Wherever afterwards to wit on the 4th day of October A.D. 1859 at the October term of said

Court the said John A. Pitzer by virtue of proceedings
 then & there & theretofore held in said Court obtained a decree
 of foreclosure against the said R. T. Pickett according to the
 prayer of his said petition and according to the Statute
 in such case made and provided, the amount found due
 him being One hundred & thirty seven dollars and
 fifty cents, principal and costs of suit taxed to Eighteen
 dollars and fifty cents, and whereas afterwards to wit on
 the 20th day of November A.D. 1859 a special execution
 was issued on said decree directed to the Sheriff of said
 Madison County commanding him to sell the said Real
 Estate and whereas I J. H. Evans the said Sheriff under
 and by virtue of the said writ of Execution afterwards to
 wit on the 20th day of November A.D. 1859 levied upon
 said Real Estate and afterwards to wit on the 31st day of Decem-
 ber A.D. 1859 after having caused the said Real Estate to be
 duly and legally advertised sold the same to one Frederick
 Mott of the County of Madison and State of Iowa at public auction
 for the sum of fifty dollars he being the highest and
 best bidder and thus being the highest and best bid
 offered for the same all of which will more fully appear
 reference being had to the record of the said District Court
 now therefore I the said J. H. Evans as Sheriff as aforesaid
 in consideration of the premises and of the said sum of
 fifty dollars to be in hand paid the receipt whereof is
 hereby acknowledged and by virtue of the Powers in me vested by law
 do by these presents sell & convey to the said Frederick Mott
 the said Real Estate as sold as aforesaid situate in the
 County of Madison and State of Iowa and which is described as
 follows to wit Twenty acres off of the West side of the
 North West quarter of the North West quarter of Section
 Number Eighteen in Township Number Seventy six North
 of Range Twenty seven West of 5th P.M. and I warrant
 the title to the same in as full and ample a manner
 as I as Sheriff as aforesaid in my official capacity
 in any wise ought or should warrant the same. In witness
 whereof I have hereunto set my hand officially this the
 31st day of December A.D. 1859

J. H. Evans

Sheriff of Madison County

The State of Iowa }
 Madison County } ss. Be it remembered that on this 31st day
 of December A.D. 1859 before me the undersigned a Notary
 Public in & for said County & State personally appeared J. H. Evans
 Sheriff of said County to me personally known to be the
 identical person whose name as such Sheriff is affixed to the
 foregoing deed of conveyance as grantor and acknowledged
 the Execution thereof by him and that the same was his
 free and voluntary act and deed as Sheriff as aforesaid

18.16.27

For the uses and purposes therein specified

Seal

Filed for Record

John Leonard

Notary Public Madison County Iowa

Witness my hand and seal this 1st day of June 1881.