

Book 74

SHERIFF'S DEED RECORD

J. H. WELCH PRtg. CO., DES MOINES 7076

A. E. Null
SHERIFF OF MADISON COUNTY, IOWA
TO

Filed for Record the 28 day of January A. D. 1936
at 10:30 o'clock A M.

Sheriff's Deed.

Valda C Bishop
Recorder.

Deputy.

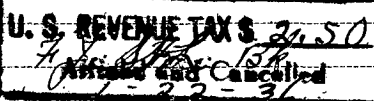
Fremont Joint Stock Land Bank of Fremont, Nebraska
#315
Recording Fee, \$, 90 ✓

This Indenture, Made the 22nd day of January, 1936, by and between A. E. Null Sheriff of Madison County, Iowa, of the first part, and Fremont Joint Stock Land Bank of Fremont, Nebraska of the County of Dodge in the State of Nebraska, of the second part, witnesseth:

THAT, WHEREAS, By virtue of a Special execution directed to John K. Sawyer the then acting Sheriff of Madison County, Iowa, dated the 30th day of July A. D. 1934, and issued out of the Clerk's office of the District Court of the State of Iowa, in and for Madison County, under the seal of said Court, upon a judgment rendered in said District Court, on the 29th day of June, A. D. 1934 in favor of Fremont Joint Stock Land Bank of Fremont, Nebraska and against H. G. Cross, Gertrude M. Cross, H. G. Tilton and Mrs. H. G. Tilton for the sum of Two Thousand Four Hundred ninety-three & 65/100 DOLLARS (\$2493.65)

debt, costs, interest and accruing costs, the said John K. Sawyer Sheriff, as aforesaid, did, on the 30th day of July, A. D. 1934, levy on the real estate hereinafter described, as the property of said H. G. Cross, Gertrude M. Cross, H. G. Tilton and Mrs. H. G. Tilton defendant, to satisfy the said execution, and whereas, the said John K. Sawyer Sheriff as aforesaid, gave four weeks' notice of the time and place of selling real estate under said execution, by posting up printed notices thereof at three public places in said Madison County, one of which was at the Court House in Winterset, where the last District Court was held, and by causing two publications of said notice to be made in the Winterset News a newspaper published and printed at Winterset, said County, before the day of sale.

AND WHEREAS, The said John K. Sawyer as Sheriff aforesaid, in pursuance of the notice of sale aforesaid in conformity to law and by virtue of said execution, did, on the 10th day of September A. D. 1934, at the front door of the Court House, in Winterset, Iowa, expose and offer for sale at public auction the real estate hereinafter described, and did then and there sell the same at public auction to Fremont Joint Stock Land Bank of Fremont, Nebraska for the sum of Two Thousand Forty-eight and 98/100 DOLLARS, it being the highest and best bidder therefor. Whereupon the said Sheriff after receiving the said sum of money from the said purchaser, made and delivered to him a certificate of sale as directed by law; and whereas, the time allowed by law for redeeming said real estate having expired without any redemption thereof having been made:



NOW, THEREFORE, THIS INDENTURE WITNESSETH, That in consideration of the premises and of the said sum of Two Thousand Forty-eight and 98/100 DOLLARS (\$2048.98) so bid and paid as aforesaid, the receipt whereof is hereby acknowledged, I, the said A. E. Null Sheriff as aforesaid, party of the first part, do hereby sell and convey unto the said Fremont Joint Stock Land Bank of Fremont, Nebraska party of the second part, or its successors, heirs and assigns forever, the following described real estate, situated in the County of Madison and State of Iowa, (being the same real estate hereinbefore referred to, to-wit):

The South Half of the northeast quarter and the southeast quarter of Section Eleven; the northeast quarter of the northeast quarter of Section Fourteen; all in Township Seventy-four; also all that part of the northwest quarter of the northeast quarter of Section Fourteen in Township Seventy-four lying and being north and East of the following described line: Commencing at a point South, 20 degrees and 54 minutes East, 476.3 feet from a point in the Center of public highway which is 2389.1 feet South of the corner Stone at the Center of Section Eleven in said Township, running thence South, 2 degrees 58 minutes East, 491.7 feet, thence South, 87 degrees 33 minutes East, 237 feet, thence South, 68 degrees 10 minutes East, 205.4 feet, thence North, 87 degrees 50 minutes East, 202.7 feet, thence South, 67 degrees 16 minutes East, 278 feet, thence South, 48 degrees 26 minutes East, 409 feet, thence South, 1 degree 46 minutes East, 383.3 feet to center of established East and West Highway at the Southeast corner of the northwest quarter of the northeast quarter of Section Fourteen; all in Township Seventy-four North, Range 28 West of the 5th P. M. Madison County Iowa, subject to a public highway.

Said sale recorded in Sale Book 1 Page 543 Case No. 129031 Docket No. 30 Page No. 93

TO HAVE AND TO HOLD the said real estate, with all the appurtenances thereto belonging to the said Fremont Joint Stock Land Bank of Fremont, Nebraska or its successors, heirs and assigns forever, as fully and absolutely as the said party of the first part, by virtue of the premises, might and could sell and convey the same.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his seal this 22nd day of January A. D. 1936

(Sheriff Seal)

A. E. Null
Sheriff of Madison County, Iowa.

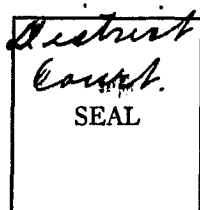
By _____ Deputy.

STATE OF IOWA, MADISON COUNTY, ss.

BE IT REMEMBERED, That on this 22 day of January, A. D. 1936, before me P. E. Rose Clerk of the District Court, in and for Madison County, Iowa, personally appeared A. E. Null Sheriff of Madison County, Iowa, to me personally known to be the identical person whose name is subscribed to the foregoing deed as _____ Sheriff, and who is to me personally known to be the

_____ Sheriff of the County of Madison and State of Iowa, and acknowledged the execution thereof to be the act and deed of the Sheriff aforesaid by him as Sheriff voluntarily done and executed for the purposes therein mentioned.

WITNESS my hand and seal the day and year last above written.



P. E. Rose
Clerk of the District Court, in and for Madison County, Iowa.