

Book 74

SHERIFF'S DEED RECORD

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

A. E. Nuell

SHERIFF OF MADISON COUNTY, IOWA
TO

Home Owners Loan Corp.

Filed for Record the 11 day of April A. D. 1938
at 11:40 o'clock A. M.

Sheriff's Deed.

#1959

Valda C. Bishop Jorder

Recorder.

Recording Fee, \$1.00

Deputy.

This Indenture, Made the 8th day of April, 1938, by and between A. E. Nuell, Sheriff of Madison County, Iowa, of the first part, and Home Owners' Loan Corporation, a United States Corporation, of the County of — in the State of —, of the second part, witnesseth:

THAT, WHEREAS, By virtue of a Special execution directed to A. E. Nuell the then acting Sheriff of Madison County, Iowa, dated the 1st day of March, A. D. 1937, 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 26 day of February, A. D. 1937, in favor of Home Owners' Loan Corporation and against Charles M. Pearson et al for the sum of One Thousand Nine Hundred Eighty & 91/100 DOLLARS (\$1,988.91) debt, costs, interest and accruing costs, the said A. E. Nuell Sheriff, as aforesaid, did, on the 1st day of March, A. D. 1937, levy on the real estate hereinafter described, as the property of said Charles M. Pearson et al defendant, to satisfy the said execution, and whereas, the said A. E. Nuell 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 madisonian a newspaper-published and printed at Winterset, said County, before the day of sale.

AND WHEREAS, The said A. E. Nuell as Sheriff aforesaid, in pursuance of the notice of sale aforesaid in conformity to law and by virtue of said execution, did, on the 5th day of April, A. D. 1937, 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 Home Owners' Loan Corporation for the sum of Two Thousand Six & 50/100 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 Six & 50/100 DOLLARS (\$2,006.50) so bid and paid as aforesaid, the receipt whereof is hereby acknowledged, I, the said A. E. Nuell Sheriff as aforesaid, party of the first part, do hereby sell and convey unto the said Home Owners' Loan Corporation, 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):

Lot Ten (10) and the north Half (1/2) of Lot Eleven (11), Urganhart Place in the Town of Earlham, Madison County, Iowa

Said sale recorded in Sale Book 24 Page 90 Case No. 16586 Docket No. 31 Page No. 155

TO HAVE AND TO HOLD the said real estate, with all the appurtenances thereto belonging to the said Home Owners' Loan Corporation 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 8th day of April, A. D. 1938

A. E. Nuell

Sheriff of Madison County, Iowa.

By

Deputy.

STATE OF IOWA, MADISON COUNTY, ss.

BE IT REMEMBERED, That on this 8th day of April, A. D. 1938, before me P. E. Rose Clerk of the District Court, in and for Madison County, Iowa, personally appeared A. E. Nuell

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.

