

SHERIFF'S DEED RECORD

Book 74

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

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

J. O. Richards

Filed for Record the 23 day of June A. D. 1938
at 10:25 o'clock A M.

Sheriff's Deed.

3141

Recording Fee, \$ 90

Valda C. Bishop Jarver

Recorder.

Carl E. Shetterly

Deputy.

This Indenture, Made the 22nd day of June, 1938, by and between A. E. Null Sheriff of Madison County, Iowa, of the first part, and J. O. Richards of the County of Madison in the State of Iowa, of the second part, witnesseth:

THAT, WHEREAS, By virtue of a Special execution directed to A. E. Null the then acting Sheriff of Madison County,

Iowa, dated the 9 day of May A. D. 1935, 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 4 day of May, A. D. 1935 in favor of J. O. Richards

and against George J. Rippey for the sum of

Five Thousand Eight Hundred Thirty-seven & 61/100 DOLLARS (\$ 5,837.61)

debt, costs, interest and accruing costs, the said A. E. Null Sheriff, as aforesaid, did, on

the 28 day of June, A. D. 1935 levy on the real estate hereinafter described, as the property of

said George J. Rippey et al. defendant, to satisfy the said execution,

and whereas, the said A. E. Null 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. Null 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 August A. D. 1935,

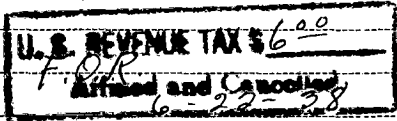
at the front door of the Court House, in Winterset, Iowa, expose and offer for sale at public auction the real estate hereinafter described, and did then

and there sell the same at public auction to J. O. Richards

for the sum of Five Thousand Eight Hundred Fifty-four & 83/100 DOLLARS,

he 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 Five Thousand Eight Hundred Fifty-four & 83/100 DOLLARS (\$ 5,854.83) 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 J. O. Richards, party of the second part, or his 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):

Southwest quarter (SW 1/4) of the Southeast quarter (SE 1/4) of Section Twenty-nine (29) and the North Half (N 1/2) of the Northwest quarter (NW 1/4) of the Northeast quarter (NE 1/4) of Section Thirty-two (32) all in Township Seventy-five (75) North Range Twenty-seven (27) west of the 5th P.M.,

Said sale recorded in Sale Book 2 Page 7 Case No. 15907 Docket No. 30 Page No. 95-

TO HAVE AND TO HOLD the said real estate, with all the appurtenances thereto belonging to the said J. O. Richards or his 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 June A. D. 1938

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 June, A. D. 1938, 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.

