

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 20 day of January A. D. 1939
at 4:08 o'clock P. M.

The Equitable Life Assurance Society of the United States #520

Sheriff's Deed.

Pearl E. Shetterly

Recorder.

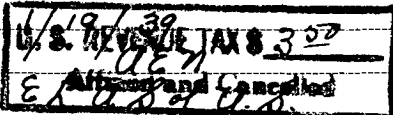
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Deputy.

This Indenture, Made the 19th day of January, 1939, by and between A. E. Null Sheriff of Madison County, Iowa, of the first part, and The Equitable Life Assurance Society of the United States, a Corporation of the County of New York City in the State of New York, 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 14 day of December 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 29 day of October, A. D. 1937, in favor of The Equitable Life Assurance Society of the United States, a Corporation, and against Victoria Johnson, et al., and against the real estate hereinafter described for the sum of Three Thousand Two Hundred Seventy-one & 82/100 DOLLARS (\$3,271.82) debt, costs, interest and accruing costs, the said A. E. Null Sheriff, as aforesaid, did, on the 15 day of December, A. D. 1937 levy on the real estate hereinafter described, as the property of said Victoria Johnson, 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 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 17 day of January, A. D. 1938, 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 The Equitable Life Assurance Society of the United States, a Corporation, for the sum of Three Thousand Three Hundred Fifty-four & 95/100 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 Three Thousand Three Hundred Fifty-four & 95/100 DOLLARS (\$3,354.95) 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 The Equitable Life Assurance Society of the United States, a Corporation, party of the second part, and 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 East Half of the Northeast Quarter of Section Fifteen (E 1/2 NE 1/4 Sec. 15) and the Northwest Quarter of the Northwest Quarter of Section Fourteen (14), all in Township Seventy-four (74) North, Range Twenty-eight (28) West of the 5th P. M., containing 115.96 acres more or less, according to Government Survey, except, Commencing at the Northeast corner of Section 15, Township 74 North, Range 28, West, which is the point of beginning; thence South 75 feet; thence West 453 feet; thence North 25 feet; thence West 866 feet; thence North 56 feet; thence East 1319 feet to the point of beginning, containing 1.78 acres, more or less. Also, Commencing at the Northwest corner of Section 14, Township 74 North, Range 28, West, which is the point of beginning; thence East 1309 feet; thence South 75 feet; thence West 1309 feet; thence North 75 feet, to the point of beginning, containing 2.26 acres, more or less.

Said sale recorded in Sale Book 3 Page 10 Case No. 16686 Docket No. 31 Page No. 205

TO HAVE AND TO HOLD the said real estate, with all the appurtenances thereto belonging to the said The Equitable Life Assurance Society of the United States, a 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 19th day of January A. D. 1939

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

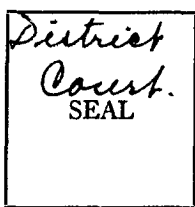
By

Denny

STATE OF IOWA, MADISON COUNTY, ss.

BE IT REMEMBERED, That on this 19th day of January, A. D. 1939, before me, D. 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.

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