

SHERIFF'S DEED RECORD

BOOK 74

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

A. E. Neill

SHERIFF OF MADISON COUNTY, IOWA
TO

W. P. Stephenson

Filed for Record the 24 day of December A. D. 1941

at 3:23 o'clock P. M.

Sheriff's Deed.

6469

Pearl E. Shetterly

Recorder.

Recording Fee, \$ 90

Deputy.

This Indenture, Made the 24th day of December, 1941, by and between A. E. Neill Sheriff of Madison County, Iowa, of the first part, and W. P. Stephenson 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. Neill the then acting Sheriff of Madison County, Iowa, dated the 12th day of March A. D. 1940, 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 7th day of February, A. D. 1940 in favor of Madison County, Iowa and against John L. Crawford et al., for the sum of Four hundred fifty three and 98/100 DOLLARS (\$453.98) debt, costs, interest and accruing costs, the said A. E. Neill Sheriff, as aforesaid, did, on the 13th day of March, A. D. 1940 levy on the real estate hereinafter described, as the property of said John L. Crawford et al. defendants to satisfy the said execution, and whereas, the said A. E. Neill 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.

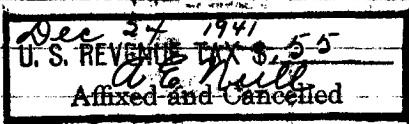
AND WHEREAS, The said A. E. Neill as Sheriff aforesaid, in pursuance of the notice of sale aforesaid in conformity to law and by virtue of said execution, did, on the 15th day of April A. D. 1940, at the front door of the Court House, in Winterset, Iowa, expose and offer for sale at public auction the real estate hereinafter described, and did then and there sell the same at public auction to Madison County, Iowa

for the sum of Four Hundred Fifty Three & 98/100 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: For Value Received, Madison County, Iowa did sell and assign

all of its rights, titles, liens or interest in and to the within and foregoing certificate of purchase at sheriff's sale and the real estate described therein on the 24th day of December, 1941

NOW, THEREFORE, THIS INDENTURE WITNESSETH, That in consideration of the premises and of the said sum of Four Hundred Fifty Three & 98/100 DOLLARS (\$453.98) so bid and paid as aforesaid, the receipt whereof is hereby acknowledged, I, the said A. E. Neill Sheriff as aforesaid, party of the first part, do hereby sell and convey unto the said W. P. Stephenson, 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):

Lots Nineteen (19), Twenty (20), Twenty-three (23) and Twenty-four (24) all in Block Three (3) Danforth's Second Addition to the Original Town Plat of Winterset, Iowa



Said sale recorded in Sale Book 3 Page 56 Case No. 16969 Docket No. 32 Page No. 86

TO HAVE AND TO HOLD the said real estate, with all the appurtenances thereto belonging to the said W. P. Stephenson 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 24th day of December A. D. 1941

A. E. Neill

Sheriff of Madison County, Iowa.

By

Deputy.

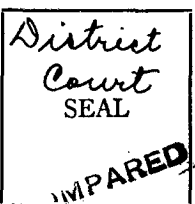
STATE OF IOWA, MADISON COUNTY, ss.

BE IT REMEMBERED, That on this 24th day of December, A. D. 1941, before me Rex V. Johnson Clerk of the District Court, in and for Madison County, Iowa, personally appeared A. E. Neill

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.



Rex V. Johnson

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