

Miscellaneous Record, No. 24, Madison County, Iowa

J. F. Seifred et al

#3139

Filed for record the 18 day of July
A.D. 1946 at 2:45 o'clock P.M.To
The Public

Fee \$.70

Pearl E. Shetterly, Recorder

AFFIDAVIT

State of Iowa, Madison County. ss:

I, J. F. Seifred, and I, C. M. Hiatt, of said county and state, each being first duly sworn on oath depose and say that we have been residents of Madison County, Iowa, for more than 30 years last past, and during all of said time have lived in the neighborhood of and been familiar with the title, ownership, and occupancy of Out Lot 2 of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Sec. 11, Twp. 74, Range 27, in the Town of East Peru, Madison County, Iowa, and we know of our own personal knowledge that Mary Ethel Weaver entered into possession of said real estate on or about Sept. 20, 1944, under and by virtue of the warranty deed recorded in Deed

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Record 79, page 404, of the records of said county and state, and that she and her grantors, immediate and remote, for more than 20 years last past, have been in the actual, open, notorious, continuous, adverse, exclusive, uninterrupted, and peaceable possession, occupancy, and control of all of said real estate and every part and parcel thereof, under claim of right and color of title, have occupied the same either by themselves or their tenants claiming under them, have paid the taxes thereon, and received the rents, issues and profits thereof, and that no claim of any kind adverse to the possession of said parties has ever been asserted to any of said real estate to our personal knowledge during the past 20 years, and that said Mary Ethel Weaver now enjoys peaceable possession thereof.

We further state that May Rhyno named as grantee in the warranty deed conveying said real estate, recorded in Town Lot Deed Record 19, page 421, of the records of said county and state, is the same and identical person as the Lucy May Rhyno who died intestate on or about Feb. 9, 1917, and whose estate was probated in the Madison County, Iowa, District Court as #2476 and docketed in Probate Docket "G", page 184, of the records of said court, and the same and identical person as the Lucy Mae Rhyno named in the published notice of the appointment of the administrator of said estate.

We further state that wherever in the chain of title to the above described real estate the names Millie L. Rhyno and Mollie L. Rhyno appear, they refer to one and the same identical person.

We further state that we are well and personally acquainted with Floyd Baker and Cleo Baker, and know that at the time they conveyed the above described real estate to Mary Ethel Weaver on Sept. 20, 1944, they were husband and wife.

We further state that we are in no way interested in the title to the above described real estate, but make this affidavit at the request of the present owner thereof for the purpose of establishing of record the facts above set forth.

J. F. Seifred
C. M. Hiatt

Subscribed in my presence and sworn to before me by the above named affiants this 18 day of July, A.D. 1946.

(Notarial Seal)
State of Iowa, Madison County. } ss:

Harry F. Anderson Notary Public
in and for Madison County, Iowa.

I, Pearl E. Shetterly, County Recorder in and for said County and State aforesaid, hereby certify that the foregoing affidavit was filed in my office by the owner in possession as named in said affidavit, or by her attorney in fact, as shown by the records, and recorded and entered on the records thereof on the 18th day of July, A.D. 1946.

COMPARED

Pearl E. Shetterly County Recorder
of Madison County, Iowa.