

Town Lot Deed Record, No. 32

FIGLAR & CHAMBERS CO., DAVENPORT, IOWA 50501

Grace Secrest #966 Filed for record the 27 day of February
 To A. D. 1948 at 9:54 o'clock A. M.
 Fee \$.50 **MC**
 Grace Secrest et al Wilma M. Wade, Recorder

WARRANTY DEED-VESTING ENTIRE TITLE IN SURVIVOR

KNOW ALL MEN BY THESE PRESENTS, That I, GRACE SECREST, in consideration of One Dollar and other good and valuable considerations including love and affection in hand paid, do hereby grant, bargain and convey and confirm unto Grace Secrest, Everett Secrest, Eva Marston, Minnie Lee Storck, Mary Cathrine Secrest, Russell Secrest, Leslie Secrest, Geldrena Glenn, and Leona Sprytzer as JOINT TENANTS, and not as tenants in common; the following described real estate, situated in the County of Madison and State of Iowa, to-wit:

The West 82½ feet of Lot Two (2), in
 Block One (1), Wilson's Addition to the
 Town of Earlham, Madison County, Iowa,

together with all the tenements, hereditaments, and appurtenances to the same belonging, and all the estate, title, dower, right of homestead, claim or demand whatsoever of the said grantor, of, in or to the same, or any part thereof; subject to -

(Mortgage, tax or other liens)

IT BEING THE INTENTION OF ALL PARTIES HERETO, THAT IN THE EVENT OF THE DEATH OF EITHER OF SAID GRANTEEES, THE ENTIRE FEE SIMPLE TITLE TO THE REAL ESTATE DESCRIBED HEREIN SHALL VEST IN THE SURVIVING GRANTEE.

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TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto the said grantees as JOINT TENANTS, and not as tenants in common, and to their assigns, or to the heirs and assigns of the survivor of them, forever, and the grantor named herein for her and her heirs, executors, and administrators, do covenant with the grantees named herein and with their assigns and with the heirs and assigns of the survivor of them, that she is lawfully seized of said premises; that they are free from incumbrance except as stated herein, and that the said grantor has good right and lawful authority to sell the same, and that she will and her heirs, executors and administrators shall warrant and defend the same unto the grantees named herein and unto their assigns and unto the heirs and assigns of the survivor of them, forever, against the lawful claims of all persons whomsoever, excluding, if any, the exceptions named herein.

IN WITNESS WHEREOF I have hereunto set my hand this 26th day of February, A.D. 1948
 In presence of

Grace Secrest

CERTIFICATE OF ACKNOWLEDGMENT-Individual

STATE OF IOWA, County of Madison ss.

On this 26th day of February A. D. 1948, before me, H. Claude Peer a Notary Public in and for the County of Madison, State of Iowa, personally appeared Grace Secrest to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that she executed the same as her voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto signed my name and affixed my Notarial Seal the day and year last above written.

H. Claude Peer, Notary Public
 in and for Madison County, State of Iowa.

