

Town Lot Deed Record, No. 31 32

City of Winterset, #1249 Filed for record the 12 day of March
 By Mayor & Clerk A. D. 1948 at 3:00 o'clock P. M.
 To Fee \$.50 VC Wilma M. Wade, Recorder
 Clarence Longenecker & wife

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That the City of Winterset, Iowa, a municipal corporation, of the County of Madison and State of Iowa, in consideration of the sum of Twelve Hundred and Fifty (\$1250.00) DOLLARS in hand paid by Clarence Longenecker and Caroline Longenecker, husband and wife, of Madison County, State of Iowa, do hereby SELL AND CONVEY unto the said Clarence Longenecker and Caroline Longenecker, as joint tenants, with right of survivorship, and not as tenants in common, the following described premises situated in the City of Winterset, in the County of Madison and State of Iowa, to-wit:

that part of the South Eighty-two (82) feet of Lot Five (5), Block Twelve (12), Original Town Plat of Winterset, Iowa, lying North of the building officially designated as the Municipal Light and Power Building, and commonly known as the City Hall Building, which parcel of real estate is more particularly described as the North 16.7 feet of the West 26.7 feet of the South Eighty-two (82) feet of Lot Five (5), Block Twelve (12), Original Town Plat of Winterset, Iowa, reserving to the grantor, its successors and assigns, the right to maintain the cornice, or eaves, attached to and part of said City building and projecting over and above the said tract described hereinbefore, and repair, replace or renew the same; and the grantor grants to the grantees, their heirs, successors and assigns, right to joint use, with the grantor, its successors and assigns, of the north wall of the said City building referred to hereinbefore;

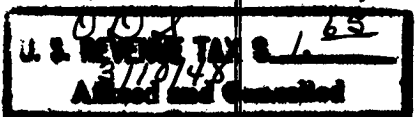
And the City of Winterset, Iowa, hereby covenants with the said Clarence Longenecker and Caroline Longenecker that it holds said premises by good and perfect title; that it has good right and lawful authority to sell and convey the same; that they are free and clear of all liens and incumbrances whatsoever.

And it covenants to WARRANT AND DEFEND the said premises against the lawful claims of all persons whomsoever. Signed this 1st day of March, A. D. 1948

(Winterset City Seal)

CITY OF WINTERSSET, IOWA,
 by John K Sawyer Mayor of the City of Winterset, Iowa,
 and O D Simmons City Clerk of the City of Winterset, Iowa
 STATE OF IOWA Madison County,) ss.

On this 1st day of March, A. D. 1948, before me the undersigned, a Notary Public within and for Madison County, State of Iowa, personally came John K. Sawyer and O. D. Simmons, both to me personally known, and to me known to be the Mayor and the City Clerk of the City of

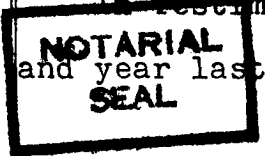


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WILLIAM CHAMBERS CO., DAVENPORT, IOWA 50561

Winterset, Iowa, respectively, and personally to me known to be the identical persons whose names are affixed to the above instrument as Mayor and City Clerk, respectively, of the City of Winterset, Iowa, on behalf of said City, who being by me duly sworn, did say that they are the Mayor and City Clerk, respectively of said City, that the seal affixed to said instrument is the seal of said City and that said instrument was signed and sealed on behalf of the said City by authority of its City Council, and the said John K. Sawyer and O. D. Simmons, Mayor and City Clerk, respectively, of said City, acknowledged the execution of said instrument to be the voluntary act and deed of said City of Winterset, Iowa, by it and each of them voluntarily executed.

In Testimony Whereof, I have hereunto subscribed my name and affixed my seal on the day and year last above written.



Daniel J. Gallery, Notary Public
 Within and For Said County of Madison,
 State of Iowa