

Town Lot Deed Record, No. 30

J. H. WELCH PRTO. CO., DES MOINES 7896

George Blair, Referee

#3280

Filed for record the 24 day of
May A.D.1941 at 2:00 o'clock
P.M.

To

Fee \$.90

Pearl E. Shetterly, Recorder

Roselba Campbell

Wilma M. Wade, Deputy

REFEREES' DEED (in Partition.)

COMPARED '17062

I I -540

Filed Feb 1-1941

.....Clerk of District County

THIS INDENTURE, Made the 1st, day of February A.D.1941 between George Blair Referee, of the first part, and Roselba Campbell of the second part,

WITNESSETH: That, whereas, in an action of partition in the District Court of the State of Iowa, in and for Madison County, wherein Roselba Campbell was plaintiff, and Kate Kirk, et al., were defendants, the said party of the first part was on the 4th, day of January A.D.1941, duly appointed by said Court as Referee, to make partition of the following described Real Estate, to-wit:

The East Half ($E\frac{1}{2}$), Southwest Quarter ($SW\frac{1}{4}$) of Block Fourteen (14), except the North (N) Eight and one-Fourth ($8\frac{1}{4}$) feet in Pitzer and Knight's Addition to Winterset, Iowa,

and it appearing to the Court that the said property cannot be equitably divided into the requisite number of shares, the Court on the 1st, day of February A.D. 1941 caused an order to be entered directing said Referee to sell said premises at private sale on the following terms, to-wit: For the amount bid by Plaintiff to-wit: \$1200.00 to be applied toward satisfaction of Plaintiff's claim, with cash sufficient to pay costs.

AND, WHEREAS, in pursuance of such order, the said Referee caused one publication thereof to be made in the Winterset Madisonian a newspaper printed in said County, immediately before the day of sale;

AND, WHEREAS, the said Referee in pursuance of said notice and the order of the Court, did, on the 1st, day of February A.D.1941, sell to Roselba Campbell the following described parcel of said lands, for the sum of Twelve Hundred and no/100 (\$1200.00) DOLLARS, she being the highest and best bidder therefor;

AND, WHEREAS, the said Roselba Campbell party of the second part, has paid to the party of the first part the said sum of money so bid, as aforesaid;

AND, WHEREAS, on the 1st. day of February A.D.1941, the said Court approved and confirmed said sale, and by order directed the said parties of the first part to execute to the said party of the second part a Conveyance in due form of law, for the said parcel of land so sold to her as aforesaid.

NOW, THEREFORE, THIS INDENTURE WITNESSETH, that in consideration of the premises, and of the said sum of Twelve Hundred and no/100 (\$1200.00) DOLLARS, so bid and paid by the party of the second part, in conformity with the law and in obedience to the orders of said Court, I, George Blair, Referee, party of the first part, do by these presents grant, sell and convey unto the said Roselba Campbell party of the second part, and to her heirs and assigns, the said parcel of Real Estate, described as follows, to-wit:

The East Half ($E\frac{1}{2}$) Southwest Quarter ($SW\frac{1}{4}$) of Block Fourteen (14)
except the North (N) Eight and one-fourth ($8\frac{1}{4}$) feet in Pitzer and
Knight's Addition to Winterset, Iowa,

lying and being situated in the County of Madison and State of Iowa. To have and to hold the same to the party of the second part, as fully and absolutely as the said parties of the first part, by virtue of the premises, might and could sell the same.

IN WITNESS WHEREOF, we have hereunto set our hands the date first above written.

George Blair)Referee.

STATE OF IOWA, Madison County,)SS.

BE IT REMEMBERED, That on the 1st. day of February A.D.1941 before the undersigned, C.A.Robbins a Notary Public in and for said County, personally came George Blair to me personally known to be the identical person whose name is subscribed to the foregoing deed

Madison County, Iowa

as Referee, and acknowledged the execution of the instrument to be his voluntary act and deed, as Referee, for the purposes therein mentioned.

WITNESS my hand and official seal the day and year above written.

(Notarial Seal)

C. A. Robbins
Notary Public in and for Madison County, Iowa.

STATE OF IOWA, Madison County,)SS.

I, Rex V. Johnson Clerk of the District Court of said County, do hereby certify that the sale of lands described in the within conveyance to Roselba Campbell was reported to the District Court aforesaid on the 1st day of February 1941 and on the 1st day of February A.D. 1941 said sale was approved by said Court, by order and decree confirming the same.

WITNESS my hand and the seal of said Court, this 1st day of February A.D. 1941.

(District Court Seal)

COMPARE

Rex V. Johnson
Clerk District Court.
.....
Deputy