

Town Lot Deed Record, No. 30

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

J.E.Hamilton, Referee

#4914

Filed for record the 3 day of
September A.D.1941 at 3:58
o'clock P.M.

To

Fee \$.90

Mable A. Johnson

REFeree'S DEED

(in Partition.)

Pearl E. Shetterly, Recorder

FILED SEP 5 1941

Rex V. Johnson Clerk District Court COMPARED

This Indenture, Made the 16th, day of August A.D.1941 between J.E.Hamilton, Sole Referee,
of the first part, and Mable A. Johnson 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 C.A.Hamilton was plaintiff, and Lottie
Burkman, et al., were defendants, the said party of the first part was, on the 28th, day of
June A.D.1941, duly appointed by said Court as Referee, to make sale of the following des-
cribed Real Estate, to-wit:

Lot Six (6) in Block Three (3) of Danforth's Addition to the Original Town
of Winterset, Madison County, 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 10th, day of October A.D.1939 caused an order
to be entered directing said Referee to sell said premises on the following terms, to-wit:

At public or private sale for cash, for not less than the appraised value.

AND, WHEREAS, S.M.Hamilton, a prior Referee, in pursuance of said orders of the Court,
did, on the 9th, day of March A.D.1940, at the hour of 10 o'clock in the fore noon, at the
Court Room in Winterset, Iowa, expose and offer for sale at public auction, the aforesaid
Real Estate, and did then and there sell at public auction to Mable A. Johnson the following
described parcel of said lands, for the sum of Four Hundred and no/100 (\$400.00) DOLLARS,
she being the highest and best bidder therefor; AND, WHEREAS, the said Mable A. Johnson 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 9th, day of March A.D.1940, the said Court approved and confirmed
said sale, and by order directed the said party 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 him as aforesaid.

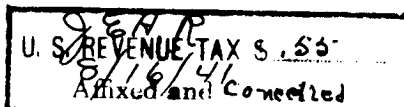
NOW, THEREFORE, THIS INDENTURE WITNESSETH, that in consideration of the premises, and
of the said sum of Four Hundred and no/100 (\$400.00) DOLLARS, so bid and paid by the party
of the second part, in conformity with the law and in obedience to the orders of said Court,
I, J.E.Hamilton, Sole Referee, party of the first part, do by these presents grant, sell and
convey unto the said Mable A. Johnson party of the second part, and to his heirs and assigns,
the said parcel of Real Estate, described as follows, to-wit:

Lot Six (6) in Block Three (3) of Danforth's Addition to the Original Town of
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 party of the
first part, by virtue of the premises, might and could sell the same.

IN WITNESS WHEREOF, I have hereunto set my hand the date first above written.

STATE OF IOWA, Madison County, ss.

J E Hamilton
Referee

BE IT REMEMBERED, That on the 16th, day of August A.D.1941 before the undersigned, C.A.
Robbins a Notary Public in and for said County, personally came J.E.Hamilton, Sole Referee,

Madison County, Iowa

to me personally known to be the identical person whose name is subscribed to the foregoing deed 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 Mable A. Johnson was reported to the District Court aforesaid on the 16th day of August A.D. 1941 and on the 18th day of August 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 18th day of August A.D. 1941

(District Court Seal)

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

COMPARED