

Madison County, Iowa

Ed Kipp, Guardian.

#710

Filed for record the 31 day of January
A.D. 1939, at 1:40 o'clock P.M.
Pearl E. Shetterly, Recorder.

To

Fee \$.60 ✓

FILED OCT 17 1938

Eva L. Parkins

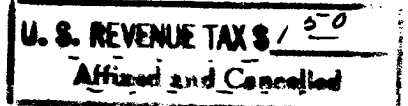
P.E. Rose, Clerk of District Court
-----Deputy1581 ✓
ComparedGUARDIAN'S DEED.

TO ALL TO WHOM THESE PRESENTS SHALL COME:

ED KIPP of Madison County, State of Iowa, Guardian of persons and property of Florence N. Holloway, aged and infirm sends greeting: Whereas, the said Ed Kipp Guardian as aforesaid, heretofore, to-wit: on August 12, 1938 made application to said Court to sell the North Eighty-two (82) feet of Lot Two (2) in Block Eleven (11) of the Original Town of Winterset, Madison County, Iowa

and whereas, notice of said application was duly and personally served upon said ward according to law: and, whereas, also the said Ed Kipp in his capacity of Guardian aforesaid was ordered and empowered to sell

the North Eighty-two (82) feet of Lot Two (2)
in Block Eleven (11) of the Original Town of
Winterset, Madison County, Iowa.



and, whereas, also the said Guardian has given the bond, with sureties, required by law, and, whereas, also the said Guardian has sold the real estate hereinafter described (being all of the real estate which the said Guardian was empowered to sell by said order of said District Court), to Eva L. Parkins of Madison County, in the State of Iowa for the sum of Twelve Hundred Fifty (\$1250.00) Dollars.

Now, Therefore, Know Ye, That I, the said Ed Kipp in my capacity of Guardian as aforesaid, by virtue of the authority vested in me by said District Court, and in pursuance of the said order of said Court, in consideration of the sum of Twelve Hundred Fifty (\$1250.00).... Dollars, to me paid by the said Eva L. Parkins the receipt whereof I hereby acknowledge, do by these presents grant, bargain, sell and convey unto the said Eva L. Parkins and to her heirs and assigns forever, the following described tracts of real estate, lying and being situated in the County of Madison and State of Iowa, to-wit:

North Eighty-two (82) feet of Lot Two (2)
in Block Eleven (11) of the Original Town of
Winterset, Madison County, Iowa

To have and to hold the said described premises unto the said Eva L. Parkins heirs and assigns forever; and the said Ed Kipp as Guardian aforesaid, do hereby covenant that I will warrant and defend the above granted premises to the said Eva L. Parkins against the lawful claims of said ward and all persons claiming or to claim the same by, through, or under her.

In Testimony Whereof, I have hereunto set my hand and seal this 24th day of August A.D. 1938.

Ed Kipp (Seal)
Guardian as aforesaid

STATE OF IOWA, Madison County, ss.

Be it remembered, That on the 24 day of August A.D. 1938, before the undersigned, a Notary Public within and for said County, personally appeared Ed Kipp Guardian, etc., as stated in the foregoing deed, to me personally known to be the identical person whose name is affixed

Town Lot Deed Record, No. 26

MATT PARROTT & SONS CO., WATERLOO, IOWA 50684

to the foregoing deed as grantor and Guardian, and acknowledged the execution of the said instrument to be his voluntary act and deed as Guardian as stated.

In Witness Whereof, I have hereunto set my hand and affixed my Notarial seal, the date above written.
(Notarial Seal)

Lois Martin
Notary Public in and for Madison County, Iowa

STATE OF IOWA, Madison County, ss.
In the District Court of Said County.

I, P.E.Rose, Clerk of the District Court in and for said County, do hereby certify that the foregoing deed executed by Ed Kipp Guardian, etc., as stated therein, to Eva L. Parkins having been by the said Guardian returned into Court for approval, and it appearing to the Court that the said Guardian has complied with all the requirements of the law and of this Court in making such sale and conveyance, it was therefore ordered that the said sale and the foregoing deed of conveyance be and the same were on the 20th day of August, 1938, approved by said Court.

Witness my hand and the seal of said Court, hereunto affixed this 17th day October, A.D. 1938.

(District Court Seal) P. E. Rose
Clerk of District Court
By-----Deputy