

## Madison County, Iowa

Charles D. Van Werden, Admr. #945 Filed for record <sup>the</sup> 9 day of February  
 To A.D. 1939 at 2:35 o'clock P.M.  
 Sarah A. Younker Fee \$ .70 ✓ Pearl E. Shetterly, Recorder  
 FILED FEB 7-1939 4265  
 P. E. Rose Clerk of District Court  
 Deputy

## ADMINISTRATOR'S DEED

COMPARED

KNOW ALL MEN BY THESE PRESENTS:

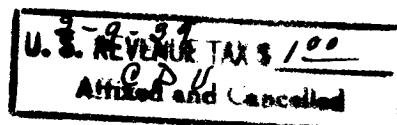
That Whereas, On the 19th day of July A.D. 1938 Charles D. Van Werden, as Administrator with will annexed of the estate of Margaret Elizabeth Smith late of the County of Madison Within the State of Iowa now deceased, filed his petition in the District Court of Iowa, within and for the County of Madison against Mary Jane Hermon; Madison County, Iowa; William Hulbert; Kyle Bennett; Elmer McKee; Old Age Assistance Commission, heirs-at-law of said decedent, praying for an order of said Court, directing him to make sale of the real estate of said decedent, to-wit;  
 North 132 feet of the East 66 feet of Lot 3, Burger's Four-acre Lots in the City of Winterset, Madison County, Iowa.

AND WHEREAS, It appearing to the Court that a sale of said real estate was necessary for the payment of the debts of said decedent's estate, it was by said Court ordered, adjudged and decreed that the said Charles D. Van Werden proceed to make sale of said real estate aforesaid, at private sale, at not less than the appraised value thereof; and having sold said premises to Sarah A. Younker for the sum of Six Hundred DOLLARS, which sum was above the appraised value thereof; and said sum having been paid by the said Sarah A. Younker and whereas, the said Court afterwards approved and confirmed the sale, ordered the said Administrator to make and execute a deed to the said Sarah A. Younker for said premises, according to the statute in such case made and provided;

NOW THEREFORE, I, Charles D. Van Werden, as Administrator with will annexed of the estate of Margaret Elizabeth Smith, deceased, as aforesaid, in consideration of the sum of Six Hundred DOLLARS, to me in hnd paid, the receipt whereof is hereby acknowledged, and by virtue of the powers in me vested by law, and by order of said Court, do hereby grant, bargain, sell and convey unto the said Sarah A. Younker the real estate aforesaid, with all and singular the appurtenances thereunto belonging. To have and to hold the same unto the said Sarah A. Younker his heirs and assigns forever.

IN TESTIMONY WHEREOF, I Charles D. Van Werden as such Administrator with will annexed have hereunto set my hand and seal this 23rd day of January A.D. 1939.

Charles D. Van Werden



Administrator with will annexed of the estate of Margaret Elizabeth Smith, Deceased.

Town Lot Deed Record, No. 26

MATT PARROTT & SONS CO., WATERLOO, IOWA D39740

STATE OF IOWA, Madison County, ss.

BE IT REMEMBERED, That on the 23<sup>rd</sup> day of January A.D. 1939 before the undersigned P.E. Rose, a Clerk of ~~the~~ District Court within and for Madison County, Iowa, personally appeared Charles D. Van Werden of Winterset, Iowa Administrator with will annexed of the estate of Margaret Elizabeth Smith deceased, to me personally known to be the identical person whose name is subscribed to the foregoing deed as grantor, and acknowledged the same to be his voluntary act and deed, and that he executed the same for the ~~for the~~ purposes therein mentioned.

WITNESS my hand and Official seal the last day above written.

(District Court Seal) P.E. Rose  
In and for Madison County, Iowa.

APPROVAL AND CONFIRMATION

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 Madison County, Iowa, do hereby certify that the foregoing deed executed by Charles D. Van Werden, Administrator with will annexed as stated herein, to Sarah A. Younker having been by the said Charles D. Van Werden returned into Court for approval, and it appearing to the Court that the said Charles D. Van Werden 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 25 day of January A.D. 1939, approved by said Court.

WITNESS my hand and the seal of said Court hereto affixed, this 7 day of February A.D. 1939.

(District Court Seal) **COMPALED** P. E. Rose  
Clerk District Court.  
By \_\_\_\_\_ Deputy