

Town Lot Deed Record, No. 26

Madison Co. Treas.
To
Madison County

#2813
Fee None

Filed for record the 10 day of May
A.D. 1940 at 11:28 o'clock A.M.
Pearl E. Shetterly, Recorder
Wilma M. Wade, Deputy

TAX SALE DEED-COUNTY AS PUBLIC BIDDER

KNOW ALL MEN BY THESE PRESENTS:

That, Whereas, the following described real property, viz:

The NorthTwenty-two (22) Feet of the South Half (S½) of Lot One (1)
in Block Ten (10) of Original Town of Bevington,

situated in the County of Madison and State of Iowa, was subject to taxation for the years
A.D. 1930, 1931, 1932, 1933, 19..; and whereas the taxes assessed upon said real property for
the years aforesaid remained due and unpaid at the date of the sale hereinafter named; and whereas,
the Treasurer of said County did, on the 6th. day of May A.D. 1935, by virtue of the authority
in him vested by law, at Adjourned (Scavenger) the sale begun and publicly held on the first
Monday of January A.D. 1935, expose to public sale at the office of the County Treasurer in
the County aforesaid, in substantial conformity with all the requisitions of the statute in
such case made and provided, the real property above described, for the payment of taxes,
interest and costs then due and remaining unpaid on said property; and whereas, at the time
and place aforesaid, no acceptable bid was received, the County of Madison through its Board
of Supervisors, did bid in said real property in accordance with the provisions of Section
7255b1 of the Code for Three (\$3) DOLLARS and five (,05) Cents being the total amount of the
delinquent general taxes, interest, penalties and costs on said property for the whole thereof
which was the least quantity bid for; and said property was stricken off to said County;and
whereas,by the affidavit of Shirley A. Webster, County Attorney filed in said Treasurer's
office on the 27th. day of October A.D. 1939, it appears that due notice has been given more
than ninety days before the execution of these presents to W. T. Guiher, the party in whose
name the within described real estate is taxed and who is also the party in possession of said
real estate of the expiration of the time of redemption allowed by law; and whereas, one year
has elapsed since the date of the said sale, and said property has not been redeemed there-
from as provided by law.

Now, Therefore, I, H. M. Saxton Treasurer of the County aforesaid, by virtue of the statute
in such case made and provided, have granted, bargained, and sold, and by these presents do
grant, bargain and sell unto the said Madison County, Iowa his heirs and assigns, the real
property last hereinbefore described, to have and to hold unto him, the said Madison County,
Iowa his heirs and assigns, forever; subject, however, to all the rights of redemption as
provided by law.

IN WITNESS WHEREOF, I, H. M. Saxton Treasurer as aforesaid, by virtue of the authority
aforesaid, have hereunto subscribed my name on this Ninth day of May, 1940.

STATE OF IOWA, MADISON County,)ss.

H. M. Saxton Treasurer
MADISON COUNTY, Iowa

I HEREBY CERTIFY, That before me, P. E. Rose, Clerk of the District Court in and for Madison
County, State of Iowa, personally appeared the above named H. M. Saxton Treasurer of Madison
County, Iowa, personally known to me to be the Treasurer of said County at the date of the
execution of the above conveyance, and to be the identical person whose name is affixed to
and who executed the above conveyance as Treasurer of said County, and acknowledged the
execution of the same to be his voluntary act and deed, as Treasurer of said County, for the
purposes therein expressed.

Given under my hand and seal this 9th. day of May A.D. 1940.
(DISTRICT COURT SEAL)

P. E. Rose Clerk of the District
Court in and for Madison County, State of Iowa.

Sec. 7284. DEED EXECUTED. Immediately after the expiration of ninety days from the date of
completed service of the notice provided in Section 7282 the Treasurer then in office shall make
out a deed for each lot or parcel of land sold and unredeemed, and deliver it to the purchaser
upon the return of the certificate of purchase. The Treasurer ~~when in office~~ shall receive
twenty-five cents for each deed made by him and may include any number of parcels of land

Madison County, Iowa

purchased by one person in one deed, if desired by him.

COMPARED