



Town Lot Deed Record, No. 21

C. L. Wilkinson, Referee

to

Ida B. Smith

#262
Fee. \$.70 ✓Filed for record the 1st
day of February, A. D., 1928,
at 2:00 O'clock P. M.
Gladys B. DeVault, Recorder.

REFEREE'S DEED

IN THE DISTRICT COURT OF MADISON COUNTY, IOWA

THIS INDENTURE, Made this 3 day of December, A. D., 1927, by and between C. L. Wilkinson, sole Referee, party of the first part, and Ida B. Smith party of the second part, WITNESSETH:

WHEREAS in an action of partition in the District Court of the State of Iowa, in and for Madison County, wherein Verlan Hiatt was plaintiff and Wilmar Clair Hiatt et al., were defendants, the said party of the first part was on the 5th day of October, A. D., 1927, appointed Sole Referee to make partition of the following described real estate, to-wit:

Lots Number One (1) and Two (2) in Block Number Eight (8) of the Original Town of East Peru, Madison County, Iowa.

And it then and there having been made to appear to the Court that said property can not be equitably divided into the requisite number of shares the said Court on the 5th day of October, A. D., 1927, caused an order to be entered directing said Referee to sell said premises at private sale.

AND WHEREAS on the 7th day of November, A. D., 1927, said Referee did then and there sell said real estate to Ida B. Smith for the sum of Five Hundred Sixty and no/100 (\$560.00) Dollars, she being the highest and best bidder thereon, and that being the highest and best offer he was able to get for said premises.

AND WHEREAS on the 3rd day of December, A. D., 1927, the said Court approved and confirmed said sale and by order directed the said party of the first part to execute to the party of the second part a conveyance in due form of law for said real estate so sold to her as aforesaid.

NOW THEREFORE, This Indenture Witnesseth, that in consideration of the premises and the said sum of Five Hundred Sixty and no/100 Dollars so paid the party of the second part, in conformity with law and in obedience to the orders of said court, I, the said C. L. Wilkinson, party of the first part, do by these presents grant, sell and convey unto the said Ida B. Smith and to her heirs and assigns the said real estate described as follows, to-wit:

Lots Number One (1) and Two (2) in Block Number Eight (8) of the Original Town of East Peru, Madison County, 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.

C. L. Wilkinson, *Referee*

STATE OF IOWA, Madison County) ss:

BE IT REMEMBERED, That on the 3d day of December, A. D., 1927, before the undersigned Notary Public in and for said County personally came C. L. Wilkinson, to me personally known to be the identical person whose name is subscribed to the foregoing deed as Referee and acknowledged the instrument to be his voluntary act and deed as referee

~~and acknowledged 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)

L. M. Delaplain
Notary Public in and for
Madison County, Iowa.

STATE OF IOWA

) ss:
Madison County

IN DISTRICT COURT

The foregoing deed by said referee this day returned into Court for approval, and it appearing to the Court that he had complied with the requirements of law and the orders and decrees of this Court in making the sale and deed, it was ordered by the court that said sale and deed be and the same were approved and confirmed, and by direction of said Court, the said approval is hereby certified and indorsed hereon by the undersigned.

Witness my hand and seal this 9th day of December, A. D., 1927.

(District Court Seal)

C. E. Spurgin
Clerk District Court.

COMPARED