

Deed Record, No. 78, Madison County, Iowa

ACRES-BLACKMAR CO., BURLINGTON, 23057

THE PRUDENTIAL INSURANCE COMPANY OF AMERICA #2548 Filed for record the 16 day of April
A.D.1941 at 11:30 o'clock A.M.

To
True W. Sheldon and Vera Sheldon

Fee \$.90

Pearl E. Shetterly, Recorder
Property #2514 D

D E E D

THIS INDENTURE, made this 1st day of March, 1941, between THE PRUDENTIAL INSURANCE COMPANY OF AMERICA, a corporation organized and existing under the laws of the State of New Jersey, with its principal place of business at Newark, New Jersey, the party of the first part, and TRUE W. SHELDON and VERA SHELDON, his wife, of Truro, Iowa, the parties of the second part.

WITNESSETH: That the said party of the first part for and in consideration of the sum of SEVEN THOUSAND FIVE HUNDRED and 00/100 DOLLARS (\$7,500.00) to it in hand paid or secured to be paid by the parties of the second part, the receipt whereof is hereby acknowledged, part of said consideration being represented by a first purchase money mortgage of even date for SIX THOUSAND SEVEN HUNDRED FIFTY and 00/100 DOLLARS (\$6,750.00), has granted, bargained, sold and conveyed and by these presents does grant, bargain, sell and convey unto the parties of the second part, and to their heirs and assigns forever, all that certain tract or parcel of land situated, lying and being in the Counties of Madison and Warren, and State of Iowa, to-wit:-

The Southeast Quarter (SE $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) of Section Twenty-four (24), Township Seventy-four (74) North, Range Twenty-six (26) West of the 5th P.M. Madison County, Iowa, except C.B. & Q. RAILROAD Right-of-way.

Being the same premises conveyed to THE PRUDENTIAL INSURANCE COMPANY OF AMERICA by deed dated March 3rd, 1930 and recorded in book 68, page 113.

ALSO:

Southeast Quarter of the Southwest Quarter (SE $\frac{1}{4}$ SW $\frac{1}{4}$) Section Eighteen (18), and the North Half of the Northwest fractional Quarter ($\frac{1}{2}$) and the North Half of the Southwest Quarter ($\frac{1}{2}$) of the Northwest Fractional Quarter ($\frac{1}{2}$) of Section Nineteen (19), Township Seventy-four (74) North, Range Twenty-five (25) West 5th P.M., Warren County, Iowa, except the right of way of the C.B. & Q. Railroad Company.

BEING the same premises conveyed to THE PRUDENTIAL INSURANCE COMPANY OF AMERICA by deed dated January 31st, 1930 and recorded in book 26, page 568.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

THIS CONVEYANCE is made subject however, to all taxes and assessments, to rights of tenants or occupants, if any, to rights in roads and highways, and to any contract entered into with the Secretary of Agriculture in connection with crop reduction leases and all provisions of such contract, and to any state of facts an accurate survey might show.

There is excepted and reserved to THE PRUDENTIAL INSURANCE COMPANY OF AMERICA its successors and assigns for five years and so long thereafter as oil, gas or any minerals are produced and in commercial quantities from said land an undivided one-half interest of oil, gas, and minerals in, on, or under said land, together with the right to enter upon, prospect for, mine, remove, or take away the same in accordance with the customs of the industry for handling such products so reserved.

TO HAVE AND TO HOLD all and singular the said premises hereby conveyed, or intended so to be, together with the appurtenances unto the said parties of the second part, their heirs and assigns forever.

AND the said THE PRUDENTIAL INSURANCE COMPANY OF AMERICA, party of the first part, hereby binds itself, its successors and assigns to warrant and forever defend all and singular the premises unto the said parties of the second part, their heirs and assigns, against every person or persons whomsoever lawfully claiming or to claim the same, or any part thereof through, by or under the said THE PRUDENTIAL INSURANCE COMPANY OF AMERICA, but not as to persons claiming or to claim the same otherwise.

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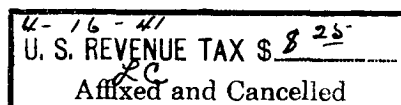
IN WITNESS WHEREOF, a Vice President of said THE PRUDENTIAL INSURANCE COMPANY OF AMERICA. has hereunto signed his name and hereunto affixed the seal of said Company, attested by an Assistant Secretary, in Newark, New Jersey, the day and year first above written.

*checked
approved
by
me*

THE PRUDENTIAL INSURANCE COMPANY OF AMERICA,
By J. A. Amerman Vice President

ATTEST:

L. H. Schmidt
Assistant Secretary (Corporate Seal)



STATE OF NEW JERSEY COUNTY OF ESSEX : SS

On this 26th day of March, A.D. 1941, before me, Richard E. Britton a Notary Public in and for the County of Essex, State of New Jersey, personally appeared J. A. Amerman and L. H. Schmidt each of whom to me are personally known and each of whom by me severally sworn on oath for himself did say, that the said J. A. Amerman is Vice President and the said L. H. Schmidt is Assistant Secretary of the said THE PRUDENTIAL INSURANCE COMPANY OF AMERICA, a corporation of the State of New Jersey, and that the seal affixed to the above said instrument is the corporate seal of the said corporation, and that the foregoing instrument was signed and sealed in behalf of the said corporation by authority of its Board of Directors and the said J. A. Amerman as Vice President, and L. H. Schmidt as Assistant Secretary, did severally acknowledge said instrument to be the voluntary act and deed of the said corporation, by it voluntarily executed.

IN WITNESS WHEREOF, I have hereunto signed my name and affixed my Notarial Seal the day and year last above written.

SEAL

My commission expires: June 12, 1944

Richard E. Britton
Notary Public in and for Essex County,
New Jersey