

Deed Record, No. 78, Madison County, Iowa

ACRES-BLACKMAR CO., BURLINGTON, 23057

M. S. Creger, Sole Referee

#4624

To

Fee \$.60 ✓

C. L. Denton

REFEREE'S DEED

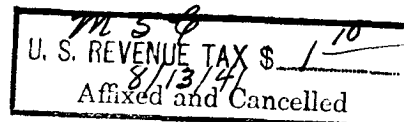
Filed for record the 13 day of
August A.D. 1941 at 11:30 o'clock
A.M.Pearl E. Shetterly, Recorder
Wilma M. Wade, Deputy16951
COMPARED

24-570

THIS INDENTURE, Made the 3d day of March, A.D. 1941, by and between M. S. Creger, Sole Referee, party of the first part, and C. L. Denton, party of the second part,

WITNESSETH: That, whereas, in an action of partition in the District Court of the State of Iowa, in and for Madison County, wherein Ward Parker, et al, were plaintiffs and C. L. Denton, et al were defendants, the said party of the first part was on the 11th day of March, 1940, duly appointed by said Court as Sole Referee, to make partition of the following described real estate, to-wit:

The Southwest Quarter ($\frac{1}{4}$) of the Southwest Quarter ($\frac{1}{4}$)
of Section Twenty-seven (27), Township Seventy-four
(74) North, Range Twenty-eight (28) West of the 5th P.M.,
Madison County, Iowa,



and it appearing to the Court that said property can not be equitably divided into the requisite number of shares, the Court on the 6th day of March, A.D. 1940, caused a decree to be entered directing said Referee to sell said premises, either at public auction or at private sale,

AND, WHEREAS, this Referee contracted to sell said real estate at private sale to C. L. Denton for the sum of \$1000.00, the same being the appraised value thereof,

AND, WHEREAS, on the 5th day of December, A.D. 1940, 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 the said parcel of land so sold to him as aforesaid.

NOW, THEREFORE, THIS INDENTURE WITNESSETH: That in consideration of the premises and of the sum of \$1000.00 paid by C. L. Denton, in conformity and in obedience to the Orders of said Court, I, M. S. Creger, Sole Referee, party of the first part, do by these presents grant, sell and convey unto C. L. Denton the real estate hereinbefore described. To have and to hold the same to the party of the second part, his heirs and assigns, 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.

FILED MAR 3 1941
Rex. V. Johnson Clerk of District Court

M. S. Creger Sole Referee

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STATE OF IOWA MADISON COUNTY)SS:

BE IT REMEMBERED, That on the 3d day of March, A.D. 1941, before the undersigned, a Notary Public in and for said County, personally appeared M. S. Creger, to me personally known to be the identical person whose name is subscribed to the foregoing deed as Referee, and acknowledged the execution of 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)

Velma Hutchison Notary Public
in and for Madison County, Iowa.

STATE OF IOWA MADISON COUNTY)SS:

I, Rex V. Johnson, Clerk of the District Court of said County, do hereby certify that the sale of lands described in the within conveyance to C. L. Denton was reported to the District Court aforesaid on the 23 day of Nov. 1940, and on the 5th day of December, A.D. 1940, said sale was approved by said Court, by order and decree confirming the same.

WITNESS my hand and the seal of said Court this 6 day of March, 1941.

(District Court Seal)

COMPARED

Rex V. Johnson Clerk of the District
Court.
