

Deed Record, No. 78, Madison County, Iowa

James Thomas, Referee

#194

Filed for record the 15 day of January
A.D. 1942 at 10:45 o'clock A.M.

To

Fee \$.70

Dale Thomas

M.M. 279

Pearl E. Shetterly, Recorder

FILED JAN 10 1942

✓ 17146

Rex V. Johnson Clerk of District Court

COMPARED

REFEREE'S DEED PRIVATE SALE

KNOW ALL MEN BY THESE PRESENTS: THAT WHEREAS, in an action of Partition in the District Court of Madison County, Iowa, wherein Dale Thomas was plaintiff and Samuel Landes, et al., were defendants, it was on the 3rd day of November, 1941, in pursuance of law, ordered and decreed by said Court that the real estate hereinafter described be sold on the following terms, to-wit: at either public auction or private sale and if at private sale at not less than the appraised value, said sale to be subject to the approval of this court,

AND WHEREAS, the undersigned, James Thomas was then by said Court duly appointed sole referee to make such sale;

AND WHEREAS, the said referee in pursuance of said order and decree did expose and offer for sale at private sale the real estate in said decree and hereinafter described, and did then and there, in conformity with the requirements of the law and the decree of said Court, sell to Dale Thomas said real estate, for the sum of Two Hundred, Fifty Dollars he being the highest and best bidder therefor;

AND WHEREAS, the said Dale Thomas has complied with the terms of said sale, and of his bid, and has paid the sum of money so bid as aforesaid;

AND WHEREAS, the said Court, on the 10th day of December, 1941, approved and confirmed said sale, and by proper order directed said referee to execute to the purchaser aforesaid a conveyance, in due form of law, for said real estate:

NOW THEREFORE, in consideration of the premises and the said sum of Two Hundred, Fifty Dollars, paid as aforesaid, and in accordance with law and obedience to the order of said Court, James Thomas referee aforesaid, does hereby Sell and Convey to the said Dale Thomas the following described real estate, to-wit:

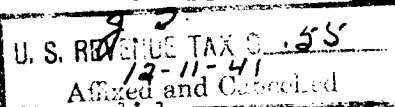
West 10 acres of the Southeast Quarter of the Southeast Quarter
and the East $2\frac{1}{2}$ acres of the Southwest Quarter of the Southeast
Quarter, all in Section 22, Township 74 North, Range 29, West of
the 5th P.M., Madison County, Iowa,

TO HAVE AND TO HOLD the same as fully and absolutely as he might and could, by virtue of the premises, sell and convey the same.

WITNESS my hand on this 11th day of December, 1941.

James Thomas

Referee



Deed Record, No. 78, Madison County, Iowa

STATE OF IOWA, Madison County, ss.

On this 11th day of December, A.D. 1941, before me, a Notary Public in and for said County, personally came James Thomas who is to me personally known to be the identical person whose name is signed to the foregoing instrument as grantor, and acknowledged the execution of the same to be his voluntary act and deed as referee, as therein set forth.

IN TESTIMONY WHEREOF, I have hereunto set my hand and Notarial Seal the day and year last above written.

(Notarial Seal)

Charles D Van Werden
Notary Public in and for said County

STATE OF IOWA, Madison County,)ss

IN DISTRICT COURT

The foregoing deed of conveyance being by said referee this day returned into Court for approval and it appearing that he complied with the requirements of law and the orders and decrees of this Court in making the sale and conveyance, it was ordered that said sale and conveyance be, and they are hereby approved and confirmed, and by direction of said Court the same is herein endorsed.

WITNESS my hand and the seal of said Court, this 10th day of January, 1942

(DISTRICT COURT SEAL)

COMPARED

By Rex V Johnson Clerk
..... Deputy