

Deed Record, No. 78, Madison County, Iowa

The Mutual Benefit Life Insurance Company #897
Newark, N.J.

To
Lolah Aletha Shearer

Fee \$.60

D E E D

Filed for record the 21 day of
February A.D.1942 at 11:30 O'clock
P.M.
Pearl E. Shetterly, Recorder

THIS INDENTURE, made this second day of January, 1942, Between The Mutual Benefit Life Insurance Company, a corporation under the laws of New Jersey, located at Newark, Essex County, New Jersey, party of the first part, AND Lolah Aletha Shearer of the County of Madison, and State of Iowa, party of the second part;

WITNESSETH, That the said party of the first part, in consideration of the sum of Seven Thousand and 00/100 Dollars, to it duly paid, does hereby grant, bargain, sell, convey and confirm to the said party of the second part, his heirs and assigns, all the following described real estate, situate in the County of Madison, and State of Iowa, to wit:

The North half ($N\frac{1}{2}$) of the Southeast quarter ($SE\frac{1}{4}$) and the Southwest quarter ($SW\frac{1}{4}$) of the Northeast quarter ($NE\frac{1}{4}$) of Section Two, Township Seventy-four, Range Twenty-nine West containing one hundred twenty acres.

Being the same premises conveyed to the party of the first part by Laura M. McKibban by deed dated January 17, 1936 and recorded on March 23, 1936 in Book 72 of Deeds for Madison County, Iowa, page 218.

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ACRES-BLACKMAR CO., BURLINGTON, 23057

The party of the first part retains the rents, issues and profits under lease expiring March 1, 1942.

THIS CONVEYANCE is made expressly subject to:

- 1. Right of ways for public roads or other purposes, heretofore laid out or established, and other easements, if any, now existing over and across any part of the above described premises.
- 2. Taxes assessed or to be assessed for the year 1942, and thereafter, any special taxes, assessments or instalments thereof, now a lien but payable hereafter, and any special taxes, assessments or instalments thereof, to be assessed or imposed hereafter, all of which the party of the second part assumes and agrees to pay.
- 3. Rights of tenants, if any.

TO HAVE and to HOLD the Said Premises, together with all the hereditaments and appurtenances thereunto belonging, or in any wise appertaining, to the said party of the second part, his heirs and assigns, forever. And the said party of the first part does hereby covenant and agree, that it will Warrant and Defend the same in the quiet and peaceable possession of the said party of the second part, his heirs and assigns forever, against all persons whomsoever lawfully claiming the same, from or under it and not otherwise.

IN WITNESS WHEREOF, the said party of the first part has caused these presents to be subscribed by its Vice President and its corporate seal to be hereunto affixed and attested by its Secretary, the day and year first above written.

Attest:
Harry H Allen Secretary.
(Corporate Seal)

The Mutual Benefit Life Insurance Company,
By John S. Thompson Vice President

State of New Jersey, County of Essex.)ss.

On this 16th day of January, 1942, before me, a Notary Public in and for Essex County, New Jersey, personally appeared John S. Thompson, to me personally known, who being by me duly sworn, did say that he is a Vice President of The Mutual Benefit Life Insurance Company, the grantor in the foregoing instrument, that the seal affixed to said instrument is the seal of said corporation, and that said instrument was signed and sealed on behalf of the said corporation by authority of its Board of Directors, and the said John S. Thompson acknowledged the execution of said instrument to be the voluntary act and deed of said corporation by it voluntarily executed. Witness my hand and official seal this 16th day of January 1942.

ARIAL
SEAL

THE MBL

U.S. REVENUE

7.70

January 22

1942

Selwyn L. Birrell
Notary Public in New Jersey
My Commission Expires Sept. 9, 1942