

Deed Record, No. 78, Madison County, Iowa

ACRES-BLACKMAR CO., BURLINGTON. 23057

The Mutual Benefit Life
Insurance Company
To

#2558

Fee \$.70

Filed for record the 9 day of June
A.D. 1942 at 8:50 o'clock A.M.

Pearl E. Shetterly, Recorder

Alice R. Wolcott

DEED

THIS INDENTURE, made this 16th 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 Alice R. Wolcott of the County of Polk, and State of Iowa, party of the second part;

WITNESSETH; That the said party of the first part, in consideration of the sum of Twenty-five 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, her heirs and assigns, all the following described real estate, situate in the County of Madison, and State of Iowa to wit:

The West Fractional Half of Section Four (4), Township Seventy-seven (77)
North, Range Twenty-six (26), West of the 5th P.M., containing 316.77 acres.

Being the same premises conveyed to the party of the first part by A. E. Null, Sheriff of Madison County, Iowa, by deed dated November 12, 1937 and recorded on November 16, 1937 in Book 72 of Deeds for Madison County, Iowa, page 473.

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

The party of the first part excepts and reserves four single pen and one three pen unpainted portable hog houses now on said premises and belonging to the present tenant.

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, her

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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, her 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.

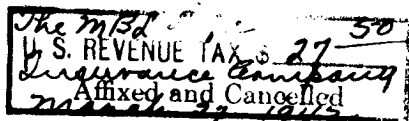
Attest:

Harry H Allen Secretary
(CORPORATE SEAL)
State of New Jersey, County of Essex.)ss.

The Mutual Benefit Life Insurance Company
By Milo W. Wilder Jr Vice President

On this 20th day of January, 1942, before me, a Notary Public in and for Essex County, New Jersey, personally appeared Milo W. Wilder, Jr, 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 Milo W. Wilder, Jr, 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 20th day of January, 1942.



Selwyn L. Birrell Notary Public
in New Jersey
My commission expires Sept. 9, 1942