

Deed Record, No. 66.

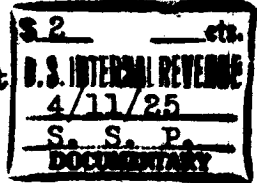
Koch Brothers, Inc., Des Moines 19976

S. S. Powell, Referee)
 to (Referee's Deed
 J. C. Foster) #1186

Filed for record the 25th day of April
 A.D. 1925 at 2:00 o'clock P.M.
 Fee \$.80 ✓ Gladys B. DeVault, Recorder.

IN THE DISTRICT COURT OF IOWA IN AND FOR MADISON COUNTY. THIS INDENTURE, Made this 11th day of April A.D. 1925, between S. S. Powell, Sole Referee, party of the First Part, and J. C. Foster 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 S. S. Powell et al, were plaintiffs, and Julia Clifton et al, were defendants. The said Party of the First Part was on the 1st, day of October A. D. 1924, duly appointed by said Court as Referee in make partition of the following described real estate, to-wit:

Commencing at the South West Corner of the South East Quarter of the South West Quarter of Section Two (2) in Township Seventy-four (74) North, Range Twenty-seven (27) West 5th P.M. Iowa, running thence East 27 rods and 13 $\frac{1}{2}$ feet, thence North 23 rods, thence West 27 rods and 13 $\frac{1}{2}$ feet, thence South 23 rods to the place of beginning. Containing Four (4) acres more or less.



And it then and there having been made to appear to the Court that said property can not be equitably divided into the requisite number of shares the said Court on the 1st, day of October A.D. 1924, caused an order to be entered directing said referee to sell said premises at private sale.

AND WHEREAS on the 26th day of March A.D. 1925, the said Referee did then and there sell said real estate to J. C. Foster for the sum of Sixteen Hundred and fifty Dollars. He being the highest and best bidder thereon, and that being the highest and best offer said referee was able to get for said real estate.

AND WHEREAS on the 11th, day of April A.D. 1925, 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 real estate so sold to him as aforesaid.

NOW THEREFORE, This indenture witnesseth that in consideration of the premises and the said sum of Sixteen Hundred Fifty Dollars so paid by the said party of the second part in conformity with law, and in obedience with the orders of said Court I, S. S. Powell, Sole Referee, party of the first part, do by these presents grant, sell and convey unto the said J. C. Foster, party of the second part, and to his heirs and assigns the said real estate described as follows, to-wit:

Commencing at the South West Corner of the South East Quarter of the South West Quarter of Section Two (2) in Township Seventy-four (74) North, Range Twenty-seven (27) West 5th, P.M. Iowa, running thence East 27 rods and 13 $\frac{1}{2}$ feet, thence North 23 rods, thence West 27 rods and 13 $\frac{1}{2}$ feet, thence South 23 rods to the place of beginning. Containing Four (4) acres more or less.

To have and to hold the same to the party of the second part as fully and absolutely as the said party of the first part by virtue of the premises might and could sell the same.

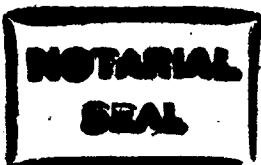
In witness whereof I have hereunto set my hand the date first above written.

S. S. Powell Sole Referee

State of Iowa, Madison County, ss: BE IT REMEMBERED, That on the 11th, day of April A.D. 1925, before the undersigned Phil R. Wilkinson, a Notary Public in and for said County, personally came S. S. Powell to me personally known to be the identical person whose name is subscribed to the foregoing deed as referee, and acknowledge 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.

Phil R. Wilkinson
 Notary Public in and for said County and State.



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Roch Brothers, Inc., Des Moines 1926

State of Iowa, Madison County, ss: IN DISTRICT COURT. The foregoing deed by said Referee this day returned into Court for approval, and it appearing to the Court that he had complied with the requirements of law and the orders and decrees of this court in making the sale and deed, it was ordered by the Court that said sale and deed be and the same were approved and confirmed, and by direction of said Court, the said approval is hereby certified and endorsed hereon by the undersigned.

Witness my hand and seal this 11th, day of April A.D. 1925.

(District Court Seal)

Minnie A. Tyer
Clerk District Court.