

Deed Record, No. 59.

J.E.Walker Referee) Filed for record the 4th day of Jan A.D.1917, at 11 o'clock A.M.
to Jeannette E.Beck.Recorder.
Geo W.Patterson) Referee's Deed. Fee, \$.60
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In the District Court of the State of Iowa in and for Madison County.

This Indenture, Made this 14th day of December, A.D.1916 by and between J.E.Walker, referee, party of the first part, and Geo.W.Patterson, of the second part, WITNESSETH:-

That, Whereas, in an action of partition in the above Court wherein Geo.W.Patterson was Plaintiff and Clara P.Reed et al, were Defendants, the said party of the first part, was, on the 3rd day of May, A.D.1916, appointed sole referee to make partition of the following described premises, to-wit:

The East Half ($\frac{1}{2}$) of the South East Quarter ($\frac{1}{4}$) of Section Twenty eight (28) and the West Half ($\frac{1}{2}$) of the North East Quarter ($\frac{1}{4}$) of the South West Quarter ($\frac{1}{4}$) of Section Thirty four (34) in Township Seventy four (74) North, of Range Twenty-six (26) West of the 5th P.M. and by such decree authorized to sell said premises at public or private sale, and

WHEREAS, in pursuance of said decree this referee has sold said premises to Geo.W.Patterson, of Madison County, Iowa, for the sum of Eight Thousand Two Hundred Dollars, in cash, and,

WHEREAS, the said sale was, by order of this Court, duly approved on the 5th day of October, A.D.1916, and

WHEREAS, the said Geo.W.Patterson has paid to this Referee the purchase price of said real estate in cash, NOW,

THEREFORE, in consideration of the premises and of the said sum of Eight Thousand Two Hundred Dollars, so paid by said Geo.W.Patterson, I, J.E.Walker, said referee, do hereby sell and convey unto the said Geo.W.Patterson all the real estate hereinbefore described, TO HAVE AND TO HOLD the same to the said party of the second part, as fully and completely as I, the said party of the first part, may and can sell the same.

In witness whereof I have hereunto set my hand the day and year first above written.

J.E.Walker, Sole Referee.

State of Iowa, Madison County, SS. BE IT REMEMBERED, That on the 14th day of December A.D.1916, before the undersigned J.E.Tidrick a Notary Public in and for said County, personally came J.E.Walker 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 purpose therein mentioned.

Witness my hand and official seal the day and year above written.

J.E.Tidrick.

Notary Public in & for said county.

State of Iowa, Madison County, SS.

IN DISTRICT COURT.

The foregoing deed being by said referee this day returned into Court for approval, and it appearing to the Court that they 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 enforced hereon by the undersigned.

Witness my hand and seal this 14th day of December A.D.1916.

D.M.Griswold.

Clerk District Court.

By W.H.Vance Deputy (District Court Seal)