

Deed Record, No. 59.

Eugene Wilson)	Filed for record the 12 th day of Mar. A. D. 1917, at 4:12 o'clock P. M.
to)	Jeannette E. Beck, Recorder.
Clarence E. Wilson.))	Referee's Deed. #1291. \$.90

IN THE DISTRICT COURT OF IOWA IN AND FOR MADISON COUNTY. THIS INDENTURE MADE this 6th day of February A. D. 1917 between Eugene Wilson, sole referee, party of the first part and Clarence E. Wilson, 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 F. M. Gibson et al, were plaintiffs, and Cora Griswold et al, were defendants, the said party of the first part was on the 6th day of December A. D. 1916 duly appointed by said court as sole referee to make partition of the following described real estate, to-wit: The South Half of the North East Quarter of the North West Fractional Quarter of Section Seven, in Township Seventy Four North, Range Twenty Nine West of the 5th P. M. Iowa. And it then and there having been made to appear to the Court that said property cannot be equitably divided into the requisite number of shares the said court on the 6th day of December A. D. 1916, caused an order to be made directing said referee to sell the said premises at private sale. AND WHEREAS on the 18th day of January A. D. 1917, the said referee did then and there sell said real estate to Clarence E. Wilson at private sale for the sum of One Thousand Dollars. He being the highest and best bidder thereon and that being the highest and best offer he was able to get for said real estate. AND WHEREAS on the 6th day of February A. D. 1917 the said court approved and confirmed said sale and by order directed the said referee, party of the first part, to execute to the party of the second part a conveyance in due form of law for said real estate so sold to him as aforesaid. NOW THEREFORE this indenture witnesseth that in consideration of the premises and the said One Thousand 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, the said Eugene Wilson, party of the first part do by these presents grant, sell and convey unto the said Clarence E. Wilson, party of the second part and unto his heirs and assigns forever, the real estate described as follows, to-wit: The South Half of the North East Quarter of the North West Fractional Quarter of Section Seven, in Township Seventy Four North, Range Twenty Nine West of the 5th P. M. Iowa. 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.

Eugene Wilson.

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ACRES, BLACKMAR & CO. BURLINGTON — 48648

State of Iowa, Madison County, SS. BE IT REMEMBERED, that on the 6th day of February A. D. 1917 before the undersigned, A. W. Wilkinson, a Notary Public in and for said County, personally came Eugene Wilson, sole referee, to me personally known to be the identical person whose name is subscribed to the foregoing deed as referee and acknowledged 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.

A. W. Wilkinson,
Notary Public Madison
County, Iowa.

NOTARIAL
SEAL

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 6th day of February A. D. 1917.

D. M. Griswold, Clerk District Court,
By W. H. Vance, Deputy.

(District Court Seal)