

Deed Record, No. 59.

H. J. Garlock Referee) Filed for record the 7th day of Nov 1917 at 9:45 o'clock A.M.
 to Jeannette E. Beck. Recorder.
 Kate Mackrill) Referee's Deed, Fee \$.90
 # 3037

This indenture, Made the 12th day of October 1917 between H. J. Garlock, Sole Referee of the first part, and Mrs Kate Mackrill of the second part; Witnesseth, that, whereas, in an action of partition in the District Court, Madison County, wherein Frank Longnecker and William Longnecker, minor by his next friend and father Frank Longnecker, was Plaintiff, and J. W. Johnston, Lloyd Johnston, Delia B. Johnston and Margaret U. Johnston, H. P. Anderson and S. S. Switzer were Defendants, the said party of the first part was on the 1st day of December A. D. 1916 duly appointed by said court sole referee to make sale of the following described premises, situated in Madison Story County, to-wit; Commencing at a point forty (40) rods West of the center of Section Fourteen (14) in Township Seventy-five (75) north of Range Twenty-six (26) West of the 5th P. M. and running thence West to the North West corner of the North East Quarter ($NE\frac{1}{4}$) of the South West ($SW\frac{1}{4}$) Quarter of said section Fourteen (14), thence South forty-six and one-half ($46\frac{1}{2}$) rods thence East Sixty-three ($63\frac{1}{2}$) and one half rods, thence North to place of beginning Fifty-one and Ninty-eight one hundredths ($51\frac{98}{100}$) rods, containing Fifteen acres more or less in Madison County, Iowa.

And the Court caused an order to be entered directing said referee to sell said premises at private sale on the following terms, to-wit; For cash in hand to the highest and best bidder and for not less than the appraised price or value thereof.

and there

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And whereas, pursuant to such order the Court caused said premises to be appraised by three disinterested free-holders, to-wit: W.A. Tris, G.L. Archer and H.A. Mueller.

And whereas, said appraisers have caused said premises to be appraised for the sum of Twelve Hundred seventy five (\$1275.00) Dollars.

And whereas, said referee pursuant to the order of the Court did on the 10th day of October A.D. 1917, sell the following described parcels of land, to-wit: Commencing at a point forty (40) rods West of the center of section Fourteen (14) in Township Seventy five (75) North of Range Twenty-six (26) West of the 5th P.M. and running thence West to the Northwest Corner of the Northeast Quarter (NE $\frac{1}{4}$) of the Southwest (SW $\frac{1}{4}$) Quarter of said section Fourteen (14) thence South forty six and one half (46 $\frac{1}{2}$) rods thence East Sixty three (63 $\frac{1}{2}$) and one-half rods, thence North to place of beginning fifty one and nintyeight one hundredths (51 98/100) rods containing fifteen acres more or less, in Madison County, Iowa, at private sale to Mrs Kate Mackrill for the sum of Seventeen Hundred and Twenty five (\$1725.00) Dollars,

And whereas, on the 12th day of October A.D. 1917, the said Court approved and confirmed said sale, and by order directed the said party of the first part to execute to the said party of the second part a conveyance in due form of law, for the said parcel of land so sold to him as afore-said.

Now therefore, in consideration of the premises, and of the said sum of Seventeen Hundred and Twenty five (\$1725.00) Dollars, so bid and paid by the party of the second part, in conformity with the law and in obedience to the orders of said Court, I H. J. Garlock, Sole Referee party of the first part do by these presents Grant, Sell and Convey unto the said Mrs Kate Mackrill party of the second part, the following described premises, to-wit: Commencing at a point forty (40) rods West of the center of Section Fourteen (14) in Township Seventy five (75) North of Range Twenty-six (26) West of the 5th P.M. and running thence West to the Northwest corner of the Northeast Quarter (NE $\frac{1}{4}$) of the Southwest (SW $\frac{1}{4}$) Quarter of said Section Fourteen (14) thence South Forty six and one half (46 $\frac{1}{2}$) rods thence East Sixty three (63 $\frac{1}{2}$) and one half rods thence North to place of beginning, Fifty one and ninty - eight one hundredths (51 98/100) rods; containing fifteen acres more or less in Madison County, 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, we have hereunto set our hands the date first above written.

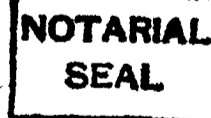
H. J. Garlock, Referee.

State of Iowa, Story County, SS. On this 12th day of October A.D. 1917, before me I. W. Douglass a Notary Public within and for said County, personally came H. J. Garlock sole referee, as stated in the foregoing deed, personally to me known to be the identical person whose name is affixed to the above instrument as grantor and referee, and acknowledged the execution of the same to be his voluntary act and deed for the purpose therein expressed.

Witness my hand and official seal on the date last above written.

I. W. Douglass

Notary Public.



Madison
State of Iowa, County, SS

In District Court.

The foregoing deed of conveyance being by said referee this day returned into Court for approval, and it appearing that he has complied with the requirements of law and the orders and decrees of this Court in making the sale and conveyance, it was ordered by the Court that said sale and conveyance be and the same were approved and confirmed, and by direction of said Court the same is herein endorsed.

Witness my hand and the seal of said Court, this 12th day of October, 1917.

D. M. Griswold

Clerk District Court, Madison County, Iowa.
(District Court seal)