

Deed Record, No. 59.

H. P. Anderson, Referee) Filed for record the 14th day of Mar. A. D. 1918 at 11:45 o'clock A.M.
 to
 James McKinney) Referee's Deed. Jeannette E. Beck, Recorder

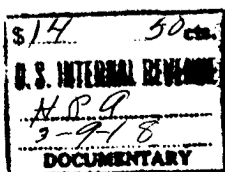
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 #1108.

In the District Court of Iowa in and for Madison County. This Indenture made this 9th day of March A. D. 1918 between H. P. Anderson, sole referee, party of the first part and James M. McKinney of Madison County, Iowa, 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 J. W. Simpson was plaintiff and Anna McKinney et al, were defendant. The said party of the first part was, on the 9th day of May A. D. 1917 duly appointed by said court as referee to make partition of the following described real estate, to-wit: The East Half of the South East Quarter of Section Ten; the South Thirty Acres of the South West Quarter of the North East Quarter of Section Ten; and all that part of the North East Quarter of the North East Quarter of Section Ten lying South of the Public Highway as now used and traveled over and across the said North East Quarter of the North East Quarter of said Section Ten; the South East Quarter ~~of the Northeast Quarter of Section Ten; and the Southwest Quarter~~ of the South West Quarter of Section Eleven, all in Township Seventy Five North, Range Twenty Six West of the 5th P. M. Iowa, except a rail road right of way. 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 9th day of May A. D. 1917 caused an order to be entered directing said referee to sell said premises at private sale. And whereas on or about the 15th day of December A. D. 1917, did then and there sell said real estate to James M. McKinney for the sum of Fourteen Thousand Five Hundred 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 9th day of March A. D. 1918 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 Fourteen Thousand Five Hundred Dollars so paid by said party of the second part in conformity with law and in obedience with the orders of said Court I, the said H. P. Anderson, party of the first part, do by these presents grant, sell and convey unto the said James M. McKinney, party of the second part, and to his heirs and assigns the said real estate described as follows-to-wit: The East Half of the South East Quarter of Section Ten, the South Thirty Acres of the South West Quarter of the North East Quarter of Section Ten; and all that part of the North East Quarter of the North East Quarter of Section Ten lying South of the Public Highway as now used and traveled over and across the said North East Quarter of the North East Quarter of said Section Ten; the South East Quarter of the North East Quarter of Section Ten; and the South West Quarter of the South West Quarter of Section Eleven, all in Township Seventy Five North, Range Twenty Six West of the 5th P. M. Iowa, except a rail road right of way. 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.

H. P. Anderson, Sole Referee.

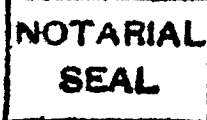


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ACRES, BLACKMAR & CO. BURLINGTON—18948

State of Iowa, Madison County, SS. Be it Remembered, That on the 9 day of March A. D. 1918 before the undersigned A. W. Wilkinson a Notary Public in and for said County personally came H. P. Anderson to me personally known to be the identical person whose name is subscribed to the foregoing deed as sole referee, and acknowledged the instrument to be his voluntary act and deed as referee for the purposes therein mentioned.

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



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

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 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 endorsed hereon by the undersigned.

Witness my hand and seal this 9th day of March A. D. 1918.

(District Court Seal)

D. M. Griswold,
Slerk District Court.

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