

Deed Record, No. 59.

P. J. Cunningham et al, Trustees)
to Trustees
Mabel L. Monaghan et al) deed.

Filed for record the 2 day of December A.D.
1921 at 10.42 o'clock A.M.
Nettie E. Winship Recorder
Winifred Whedon, Deputy
Fee \$.90 # 2140

Know all men by these presents, that we P. J. Cunningham, John F. Monaghan and James P. Monaghan, trustees of the estate of John C. Monaghan, deceased, acting as such under and by virtue of the last will and testament of Edward Monaghan, late of Madison County, Iowa, deceased, and by appointment of the District Court of Madison County, Iowa, do hereby, in consideration of the death of the said John C. Monaghan, and by the terms and provisions of the last will and testament of the said Edward Monaghan, deceased, and by the orders of the District Court aforesaid, convey and transfer unto Mable L. Monaghan, Rose E. Monaghan, Agnes Monaghan, John E. Monaghan, and William Monaghan and any posthumous child of John C. Monaghan, hereafter born all of said Madison County, Iowa, being the children of John C. Monaghan, deceased, the following described real estate, situated in Madison County, Iowa, to wit: "The south east quarter (1/4) of the south east quarter (1/4), and the east half (1/2) of the south west quarter (1/2) of the south east quarter (1/4), all in section one (1), in township seventy-six (76) north, of range twenty-seven (27), west of the 5th P.M., Iowa; also the north east quarter (1/4) of the north east quarter (1/4), and the east half (1/2) of the north west quarter (1/2) of the north east quarter (1/4) of section twelve (12), in township seventy-six (76) north, of range twenty-seven (27), west of the 5th P.M., Iowa; also the north west fractional quarter (1/4) of the south east quarter (1/4) of section six (6), in township seventy-six (76) north, of range twenty-six (26), west of the 5th P.M., Iowa, subject, however, to the mortgage executed thereon by these trustees to Joseph Cunningham, under the orders of the District Court aforesaid, and to a mechanics lien, filed against the same by the W.O. Sloan Lumber Company, and to the unpaid taxes thereon, and to any other valid and subsisting liens against said real estate, the intention being to convey to the grantees all of the right, title and interest of these trustees, in and to said real estate.

And we also hereby assign and transfer unto the said Mable L. Monaghan, Rose E. Monaghan, Agnes Monaghan, John E. Monaghan, and William Monaghan, and any posthumous child of John C. Monaghan, hereafter born whatever claim we may have as such trustees against the estate of the said John C. Monaghan, deceased, and against Ella Monaghan for any unpaid rent on the said premises, together with any and all other property belonging to us as such trustees, or growing out of the or connected with such trusteeship, without recourse to us.

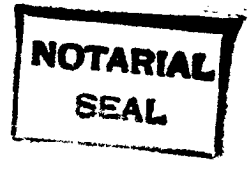
Witness our hands as trustees aforesaid, this seventh day of October, 1915.

P. J. Cunningham
John F. Monaghan
James P. Monaghan

State of Iowa, Madison County, SS: On this 7th day of October, 1915, before the undersigned a Notary Public in and for said County and State, personally appeared P. J. Cunningham, John F. Monaghan and James P. Monaghan, trustees of the estate of John C. Monaghan, deceased, to me personally known to be the identical persons who executed the foregoing conveyance as such trustees, and acknowledged the execution thereof to be their voluntary act and deed, for the purposes therein expressed.

Witness my hand and Notarial seal the date last above written.

A. W. Wilkinson
Notary Public in and for Madison County, Iowa.



For affidavit see Misc Rec. - 20 Page 292

Deed Record, No. 59.

ACRES, BLACKMAR & CO. BURLINGTON—19048

The foregoing conveyance having been presented to Honorable Lorin N. Hays, one of the Judges of the District Court of Madison County, Iowa, and having been approved by him, and the approval having been entered of record, such approval is hereby indorsed on this deed.

Witness my hand and seal of the said Court this 1st day of December 1915.

District Court Seal)

D. M. Griswold
Clerk of the District Court Madison County, Iowa.
By W. H. Vance, Deputy