

Deed Record, No. 59.

M.L.Silliman
to

George & Victoria Klingensmith)

) Filed For Record the 30th day of December A.D. 1922
Referee's Deed at 5.15 o'clock P.M.

Nettie E. Winship Recorder,
#2344 Fee \$.90 ✓

In the District Court of Iowa, in and for Madison County, THIS INDENTURE, Made this 16th day of December A.D. 1922 between M.L.Silliman referee, of the first part, and George Klingensmith and Victoria Klingensmith 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 Edward Klingensmith and Mary L. Klingensmith were plaintiffs and George Klingensmith et, al. were defendants, the said party of the first part was on the 5th day of April, A.D. 1920, duly appointed by said Court as referee, to make sale of the following described real estate to-wit: The South Half of the South East Quarter and the North East Quarter of the South East Quarter of Section Thirty-three and the South West Quarter of the South West Quarter of Section Thirty-Four; and the North East Quarter of the South West Quarter of Section Thirty-five; all in Township Seventy-four North, of Range Twenty-eight West of the 5th P.M. Iowa, containing 200 acres. and it appearing to the Court that the said property cannot be equitably divided into the requisite number of shares, the Court, on the same day to-wit; April 5th, 1920 caused an order to be entered directing said referee to sell said premises on the following terms, to-wit: At either public or private sale for cash AND WHEREAS, the said referee, in pursuance of said order of the Court did, on the 2nd day of October A.D. 1922 sell at private sale to George Klingensmith and Victoria Klingensmith the following described parcel of said lands, for the sum of Eighteen Thousand (18,000,) Dollars, they being the highest and best bidder therefor AND WHEREAS, the said above named parties of the second part, have paid to the parties of the first part the said sum of money so bid, as aforesaid AND WHEREAS, on the 19th day of October A.D. 1922, the said Court approved and confirmed said sale, and by order, directed the said parties of the first part to execute to the said parties of the second part a conveyance in due form of law, for the said parcel of land so sold to them as aforesaid; NOW, THEREFORE, THIS INDENTURE WITNESSETH, that in consideration of the premises, and the said sum of Eighteen Thousand Dollars, so bid and paid by the parties of the second part, in conformity with the law and in obedience to the order^s of said Court we I, M.L. Silliman Referee, party of the first part do by these presents grant, sell and convey unto the said George Klingensmith and Victoria Klingensmith, parties, of the second part, and to their heirs and assigns, the said parcel of real estate, described as follows, to-wit: The South Half of the South East Quarter and the North East Quarter of the South East Quarter of Section Thirty-three; and the South West Quarter of the South West Quarter of Section Thirty-four; and the North East Quarter of the South West Quarter of Section Thirty-five; all in Township Seventy-four North, of Range Twenty-eight West of the 5th P.M. Iowa, containing 200 acres more or less according to government survey, lying and being situated in the County of Madison, and state of Iowa, To have and to hold

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ACRES, BLACKMAR & CO. BURLINGTON—48148

the same to the parties of the second part, as fully and absolutely as the said parties 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.

\$18.00
U.S. INTERNAL REVENUE
12-16-22
DOCUMENTARY

M.L.Silliman, Referee.

STATE OF IOWA Madison County,) SS. BE IT REMEMBERED, That on the 16th day of December A.D. 1922, before the undersigned Sam C. Smith a Notary Public in and for said County, personally came M.L. Silliman as 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.

NOTARIAL
SEAL

Sam C. Smith
Notary Public

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, ^{hereon} and by direction of said Court, the said approval is hereby certified and endorsed by the undersigned. Witness my hand and seal this 21st day of December A.D. 1922

D.M.Griswold
Clerk District Court.

// // (District Court Seal)