

Deed Record, No. 77, Madison County, Iowa

J. H. WELCH PRtg. CO., DES MOINES 7559

Glen Bacon, Referee	#1788	Filed for record the 16 day of March
To		A.D. 1939 at 11:40 o'clock A.M.
Bert A. Young	Fee \$.60	Pearl E. Shetterly, Recorder
	16302	FILED MAR 15 1939
		F. E. Rose Clerk of District Court
		Deputy COLPARED

REFEREE'S DEED

THIS INDENTURE, made this 20th day of February, 1939 between Glen Bacon, Referee, of the first part, and Bert A. Young, 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, Iowa, wherein Nettie Shearer and R. S. Wilson are Plaintiff's and Flossie Shearer, Audrey Shearer et-al are defendants, the said party of the first part, Glen Bacon, was on the 14th day of March 1936, duly appointed by said Court as Referee to make partition of the following described real estate, to-wit:

The Northeast Fractional Quarter of Section Four (4), Township Seventy Five (75) North, Range Twenty Six (26) West of the 5th P.M., in Madison County, Iowa.

And it appearing to the Court that the said property could not be equitably divided into the requisite number of shares, the Court on the 14th Day of March, 1936, caused an order to be entered directing said Referee to sell said premises at private sale and make division of the proceeds of such sale.

And whereas the said party of the second part has paid to the said party of the first part the said sum of \$3,850.00 for the purchase of the aforesaid described land, by paying \$450.00 in cash and by assuming payment of a mortgage on said property amounting to \$3,400.00.

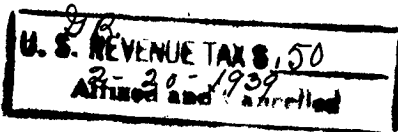
NOW, THEREFORE, this indenture witnesseth, that in consideration of the premises, and the said sum of \$450.00 so paid by the party of the second part, and assumption of the said mortgage of \$3,400.00, in conformity with the law and in obedience to the orders of said Court, I, Glen Bacon, do by these presents grant, sell and convey unto the said Bert A. Young, party of the second part, and to his heirs and assigns, the said parcel of real estate described as follows, to-wit:

The Northeast Fractional Quarter of Section Four (4), Township Seventy Five (75) North, Range Twenty Six (26) West of the 5th P.M., 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, I have hereunto set my hand the date first above written.

State Of Iowa, County of Madison)ss:



Glen Bacon, Referee

On this 20th day of February, 1939, before me, S. A. Hays, a Notary Public within and for the County of Madison and State of Iowa, personally appeared Glen Bacon, to me known to be the identical person named in and who executed the foregoing instrument, as Referee, and acknowledged that he executed the same as his voluntary act and deed, ^{and} as per the order of the District Court of the State of Iowa, in and for Madison County, Iowa. In Witness Whereof, I have hereunto signed my name and affixed my Notarial Seal the day and year last above written.

(Notarial Seal)

S. A. Hays
Notary Public in and for Madison County, State of Iowa.

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STATE OF IOWA, Madison County, SS:

I, P. E. Rose Clerk of the District Court of said County, do hereby certify that the sale of lands described in the within conveyance to Bert A. Young was reported to the District Court aforesaid on the 20th day of February 1939 and on the 20th day of February 1939 said sale was approved by said Court, by order and decree confirming the same.

WITNESS my hand and the seal of said Court, this 15th day of March 1939.

(District Court Seal)

P. E. Rose

Clerk District Court
Deputy