

Deed Record, No. 77, Madison County, Iowa

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

Mrs. Mamie P. Compton

#2900

Filed for record the 13 day of April
A.D. 1939 at 2:28 o'clock P.M.
Pearl E. Shetterly, Recorder

To

Fee \$.60

Phillip Duff

SPECIAL WARRANTY DEED

Know All Men By These Presents:

That I, Mrs. Mamie P. Compton of Madison County, State of Iowa in consideration of the assumption of the mortgage of Five Thousand Dollars (\$5,000.00) due to the Equitable Life Insurance Company as recorded in Book 80 and Page 377 at the office of the County Recorder in Madison County and in Book 296 Page 19 at the office of the County Recorder in Dallas County, Iowa, and for other good and valuable consideration paid as provided by contract by Phillip Duff of Madison County, State of Iowa do hereby sell and convey unto the said Phillip Duff the following described premises situated in Madison County and Dallas County, respectively, State of Iowa: my interest therein,

The Southeast Quarter of the Southwest Quarter (SE $\frac{1}{4}$ SW $\frac{1}{4}$) of Section Thirty-four (34) Township Seventy-eight (78) North, Range Twenty-eight (28) West of the 5th P.M. Dallas County, Iowa, except commencing at the Northwest (NW) corner of said Tract, thence east Thirty (30) feet, thence Southwest to a point Thirty (30) feet south of the point of beginning, thence North Thirty (30) feet to the point of beginning,

AND

The East Fractional half of the Northwest Quarter (NW $\frac{1}{2}$) of Section Three (3) in Township 77 North of Range 28 West of the 5th P.M. Madison County, Iowa, except a strip described as follows: Commencing at the Southwest corner of said 80 acre tract, running thence East 40 feet, thence North 82 rods, thence West 40 feet, thence South 82 rods to the place of beginning.

To Have and to Hold the premises above described, with the appurtenances, unto the said Phillip Duff, his heirs and assigns forever, and I do hereby covenant with the said Phillip Duff that I Warrant and Defend the title to said real estate and appurtenances thereto belonging against the lawful claims of all persons or parties claiming through me, by me, or under me; and that I hereby release and relinquish any right of dower and homestead interest.

Signed this 17 day of March, A.D. 1939.
In the presence of:
Amanda Petersen
H. Claude Peer

her
Mrs. Mamie P (X) Compton
Mark

State of Iowa, Madison County)ss:

On this 17 day of March, A.D. 1939, before me the undersigned a Notary Public within and for Madison County, State of Iowa, personally came Mrs Mamie P. Compton to me known to be the identical person whose name and mark is affixed to the above instrument as grantor and acknowledged the execution of the same to be her voluntary act and deed for the purposes therein expressed.

In Testimony Whereof, I have hereunto subscribed my name and affixed my notarial seal on the date last above written.

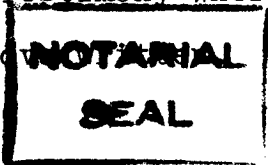
(Notarial Seal)

Leonard E. Welch
Notary Public in and for Madison County, Iowa

State of Iowa, Madison County)ss:

On this 17 day of March A.D. 1939, before me, the undersigned, a Notary Public within and for Madison County, State of Iowa, personally came Amanda Petersen and H. Claude Peer personally known to me to be the identical persons who witnessed the mark ~~mark~~ of Mrs Mamie P. Compton affixed to the foregoing instrument and who acknowledged that they acted of their own will and voluntary deed, at the request of Mrs. Mamie^P/Compton.

In Testimony Whereof, I have hereunto subscribed my name and affixed my seal on the date last above written.



Leonard E. Welch
Notary Public in and for Madison County, Iowa,