

Deed Record, No. 77, Madison County, Iowa

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

Carl B. Prickitt & wife

#3443

Filed for record the 11 day of May
A.D. 1939 at 5:00 o'clock P.M.
Pearl E. Shetterly, Recorder

To
THE PENN MUTUAL LIFE
INSURANCE COMPANY

Fee \$.70 ✓

WARRANTY DEED

MADISON CO. IOWA TUCKER

Approved by Des Moines Real Estate Board, October, 1931.

KNOW ALL MEN BY THESE PRESENTS: That Carl B. Prickitt and Verna J. Prickitt, his wife, of Camden County and State of New Jersey in consideration of the sum of Ten Dollars and other valuable consideration in hand paid by The Penn Mutual Life Insurance Company of Philadelphia County and State of Pennsylvania do hereby SELL AND CONVEY unto the said The Penn Mutual Life Insurance Company the following described premises, situated in the County of Madison and State of Iowa, to-wit:

The Northeast Quarter of the Southwest Quarter except the West 17 7/9 rods thereof; and the Northwest Quarter of the Southeast Quarter; and a part of the Northeast Quarter of the Southeast Quarter described as follows: Commencing at the Northwest corner of said forty acre tract, running thence South 40 rods, thence East 23 rods to the West Bank of Grand River, thence in a Northeasterly direction following the meanderings of said River to a point where the North line of said forty acre tract crosses said River, thence West to the place of beginning; and all that part of the South Half of the Northeast Quarter of the Southeast Quarter lying West of Grand River; and the North Half of the Southeast Quarter of the Southeast Quarter; and the Southeast Quarter of the Southeast Quarter of the Southeast Quarter; and all that part of the Southwest Quarter of the Southeast Quarter of the Southeast Quarter lying Southwesterly, Westerly, and Northwesterly of Grand River as the same runs through said ten acre tract; all of said land being in Section Seventeen (17); and the West Half of the Southwest Quarter of the Southwest Quarter of the Southwest Quarter of Section Sixteen (16); and a part of the North Half of the Southwest Quarter of the Southwest Quarter of Section Sixteen (16), described as follows: Commencing at the Northwest corner of said forty acre tract, running thence East 56 rods, thence in a Southwesterly direction to a point on the South line of the North Half of said Southwest Quarter of the Southwest Quarter 40 rods East of the West Line of said forty acre tract, thence West 40 rods, thence North 40 rods to the place of beginning; all of the above described land being in Township Seventy-four (74) North, Range Twenty-nine (29), West of the Fifth P.M., Iowa, containing 143 1/2 acres more or less.

This deed includes the real estate described in the deed dated August 19, 1936 executed and delivered by the grantors herein to the grantee herein, which said deed was filed for record September 2, 1937, and is recorded in Deed Record 72 Page 382 of the records in the office of the recorder of Madison County, Iowa, and is intended to correct certain defects in said former deed and to include other real estate inadvertently omitted from said former deed.

And we hereby covenant with the said The Penn Mutual Life Insurance Company that we hold said premises by good and perfect title; that we have good right and lawful authority to sell and convey the same; that they are free and clear from all liens and incumbrances whatsoever, except as above stated.

And we covenant to WARRANT AND DEFEND the said premises against the lawful claims of all persons whomsoever, except as above stated.

And the said Verna J. Prickitt hereby relinquishes her right of dower in and to the above described premises.

Signed the third day of May A.D., 1939.

STATE OF NEW JERSEY, CAMDEN COUNTY)SS:

J. E. Kline
Carl B. Prickitt
Verna J. Prickitt

On this 3rd day of May, A.D. 1939 before me, Frank X. Probsting Jr. a Notary Public in and for Camden County, New Jersey, personally appeared Carl B. Prickitt and Verna J. Prickitt to me

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known to be the person named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

(Notarial Seal)

NOTARY PUBLIC

Frank X. Probsting Jr.

Notary Public in and for Camden County,
New Jersey.My Commission Expires March 18,
1943

I hereby certify that the consideration herein is less than ONE HUNDRED DOLLARS (\$100.00)
THE PENN MUTUAL LIFE Per: R. W. Flower Agent
INSURANCE COMPANY For Manager of Mortgage Loans