

Deed Record, No. 77, Madison County, Iowa

THE FEDERAL LAND BANK
OF OMAHA
To

#1798

Fee \$.50 ✓

Filed for record the 21 day of March
A.D. 1940 at 3:23 o'clock P.M.

Pearl E. Shetterly, Recorder

Ruth Vern Cummins
IOWA

DEED OF LAND

KNOW ALL MEN BY THESE PRESENTS:

That THE FEDERAL LAND BANK OF OMAHA, a corporation, organized under an Act of Congress of the United States, the short title of which is The Federal Farm Loan Act, in consideration of Seven Thousand Two Hundred and no/100ths (\$7,200.00) Dollars does hereby grant, bargain, sell, convey and confirm unto RUTH VERN CUMMINS the following described real estate situated in the County of Madison in the State of Iowa subject to any existing highways, easements and any reservations in the United States and State patents, to-wit:

North One-half of the Northwest Quarter (N $\frac{1}{2}$ NW $\frac{1}{4}$) of Section Twenty (20), Township Seventy-five (75) North, Range Twenty-seven (27) West of the Fifth (5th) Principal Meridian (except the West 28 $\frac{1}{2}$ rods of the North 8 $\frac{1}{2}$ rods thereof) and excepting and reserving one-half of all oil, gas and mineral rights therein, which are expressly reserved and retained by the Grantor herein.

The Grantor herein reserves unto itself, the possession of the premises until March 1st, 1940.

together with all the tenements, hereditaments and appurtenances to the same belonging, and all the estate, title, claim or demand whatsoever of the said The Federal Land Bank of Omaha, of, in or to the same or any part thereof, except This conveyance is made subject to a purchase money mortgage lien on the above described premises of even date herewith, executed by the Grantee herein in favor of the Grantor herein, in the sum of \$3,600.00

TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto the said Ruth Vern Cummins, and to his heirs and assigns forever. And the said THE FEDERAL LAND BANK OF OMAHA, for itself and its successors, does covenant with the said Ruth Vern Cummins and his heirs and assigns, that it is lawfully seized of said premises; that it has good right and lawful authority to sell the same under and by virtue of Section Thirteen of the Federal Farm Loan Act, wherein it is provided "that every Federal Land Bank shall have power to acquire and dispose of parcels of land acquired in satisfaction of debts or purchased at sales under judgments, decrees, or mortgages held by it."

IN WITNESS WHEREOF, the said The Federal Land Bank of Omaha has caused these presents to be executed by the officers authorized by its Board of Directors to execute deeds and conveyances, and its corporate seal to be hereunto affixed this 23rd day of January, 1940.

In the presence of: (CORPORATE SEAL)

THE FEDERAL LAND BANK OF OMAHA
By Leo E. Manion Vice President
Attest Wayne E. Smith Assistant Secretary

State of Nebraska, County of Douglas.)ss.

On this 23rd day of January A.D. 1940, before me, Helen Herren, a Notary Public in and for said County and State, personally appeared Leo E. Manion, to me personally known, who being by me duly sworn did say that he is Vice President of THE FEDERAL LAND BANK OF OMAHA, a corporation, and that the seal affixed to said instrument is the seal of said corporation and that said instrument was signed and sealed on behalf of the said corporation by authority of its board of directors; and the said Leo E. Manion acknowledged the execution of said instrument to be the voluntary act and deed of said corporation by it voluntarily executed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my notarial seal this 23rd day January, A.D., 1940

Helen Herren Notary Public

My commission expires August 23rd, 1944.