

DEED RECORD, No. 75, MADISON COUNTY, IOWA

J. H. WELCH PRtg. CO., DES MOINES 7509

Lester Mahan & Wife

TO
Occidental Life Ins. Co.

Filed for Record this 9 day of November
A. D. 1939, at 3:30 o'clock P. M.
WARRANTY DEED.
#6544 Pearl E. Shetterly Recorder.
By Deputy.
Recording Fee, \$.50

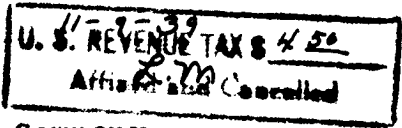
KNOW ALL MEN BY THESE PRESENTS, That Lester Mahan and Augusta Mahan, husband and wife,

~~XXXXXX~~ of Madison County and State of Iowa in consideration of the sum of One Dollar and other valuable considerations ~~100~~ DOLLARS, in hand paid by Occidental Life Insurance Company, a corporation of the ~~State of~~ State of California do hereby sell and convey unto the said Occidental Life Insurance Company

the following described premises, situated in the County of Madison, and State of Iowa, to-wit: The East Half ($\frac{1}{2}$) of the South-east Quarter ($\frac{1}{4}$) of Section Seven (7), and the West $27\frac{1}{4}$ acres of the Northwest Quarter ($\frac{1}{4}$) of the Southwest Quarter ($\frac{1}{4}$) of Section Eight (8), and the following described tract of land, to wit: Commencing at the Southwest corner of the Northwest Quarter ($\frac{1}{4}$) of Section Eight (8), and running thence North 8 rods, thence East $54\frac{1}{2}$ rods, thence South 8 rods, thence West $54\frac{1}{2}$ rods to the place of beginning, all in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, containing 110 acres more or less.

Grantee is to have possession on March 1, 1940. This deed is executed in consideration of the cancelation and extinguishment of the indebtedness secured by that certain mortgage executed by Thomas M. Scott and wife on December 23, 1924, and recorded January 5, 1925, in Book 75, page 632 of the records of Madison County, Iowa, and which mortgage debt Lester Mahan assumed and agreed to pay, and which mortgage debt Lester Mahan and Augusta Mahan promised and agreed to pay in certain agreements, wherein the time of payment of said mortgage was extended, the said extension agreements being recorded in the office of the Recorder of Madison County, Iowa.

This conveyance is not intended as and shall not constitute a merger of title and all rights of the grantee as the owner and holder of the mortgage above described are expressly reserved to it so far as respects any adverse claims made by parties other than the grantors herein.



And we hereby covenant with the said Occidental 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 of all liens and encumbrances whatsoever except as above stated. title to And we covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever except as above stated.

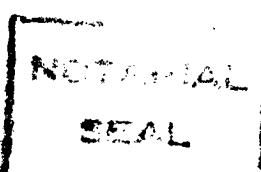
And the said Augusta Mahan hereby relinquishes her right of dower in and to the above described premises.

Signed the 9th day of November A. D. 1939.

~~XXXXXX~~

Lester Mahan
Augusta Mahan

STATE OF IOWA, Madison County, ss.
BE IT REMEMBERED, That On this 9th day of November A. D. 1939, before me, the undersigned, a Notary Public within and for Madison County, State of Iowa, personally ~~XXXXXX~~ Lester Mahan and Augusta Mahan to me known to be the persons named in and who executed the foregoing instrument and acknowledged personally to me known to be the identical persons whose names are subscribed to the above instrument as x that they executed ~~XXXXXX~~ and acknowledged the execution of the same as their voluntary act and deed for ~~XXXXXX~~



~~XXXXXX~~ I have hereunto subscribed my name and affixed my seal on the date last above written.
Mabel C. Anderson
Notary Public within and for said County,