

DEED RECORD, No. 75, MADISON COUNTY, IOWA

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

August Burger Jr. & wife

Ernest W. Mueller

TO

Filed for Record this 2 day of June

A. D. 1941, at 3:28 o'clock P. M.

WARRANTY DEED.

#3417 Pearl E. Shetterly,

Recorder.

By Deputy.

Recording Fee, \$.50

KNOW ALL MEN BY THESE PRESENTS, That AUGUST BURGER, JR., and wife MABLE BURGER

of the County of BUENA VISTA and State of IOWA in consideration of the sum of

SEVEN HUNDRED SEVENTY-ONE & 17/100- - - - (\$771.17)- - - - - DOLLARS,

in hand paid by ERNEST W. MUELLER

of MADISON County, State of IOWA do hereby sell and convey unto the said

ERNEST W. MUELLER

the following described premises, situated in the County of Madison, and State of Iowa, to-wit: The undivided one-twenty-first (1/21) in value of the following described land, to-wit: The Northeast Quarter (NE $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) and all that part of the Southeast Quarter (SE $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) that lies north of North River; And all that part of the East fifty and one-half (E 50 $\frac{1}{2}$) rods in width of the two following described tracts, viz: The East Half (E $\frac{1}{2}$) of the Southeast Quarter (SE $\frac{1}{4}$); and all that part of the Southeast Quarter (SE $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) that lies south and west of North River, of Section Three (3); The Northwest Quarter (NW $\frac{1}{4}$); and the Northwest Quarter (NW $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$), except that part of the East Half (E $\frac{1}{2}$) of said last tract, that lies south and east of North River, of Section Two (2), Township Seventy-six (76) North, of Range Twenty-seven (27) West of the 5th P.M.; Also the South Half (S $\frac{1}{2}$) of the Southwest Quarter (SW $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section Thirty-five (35); and the Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section Thirty-four (34), in Township Seventy-seven (77) North, of Range Twenty-seven (27) West of the 5th P.M. The intention being to convey all the rights of every kind and nature that the grantors herein have in the above described real estate. The grantor being a son of Laura Burger, a devisee in the Will of my grandfather, George Mueller, and my mother having died prior to the death of my said grandfather; and also as an heir-at-law of my grandmother, Katharina Mueller, who died subsequent to the death of my grandfather; and that said real estate is subject to all taxes that are now or have heretofore been a lien upon said property. Taxes have heretofore been paid and equalized between the parties.

And We hereby covenant with the said ERNEST W. MUELLER

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 incumbrances whatsoever

And We covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever

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

Signed this 31st day of May A. D. 1941.

IN PRESENCE OF

August Burger Jr

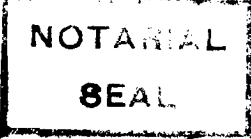
Mable Burger

STATE OF IOWA, Buena Vista COUNTY, ss.

On this 31st day of May A. D. 1941, before me, the undersigned, a Notary Public within and for Buena Vista County, State of Iowa, personally came August Burger, Jr., and Mable Burger, husband and wife,

personally to me known to be the identical persons whose names are affixed to the above instrument as grantors, and acknowledged the execution of the same to be their voluntary act and deed for the purposes therein expressed.

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



A R Browne

Notary Public within and for Said County,